

202 Needles Drive
Simpsonville, SC
29681

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Simpsonville, State of South Carolina, in consideration of -----
Forty-five Thousand Nine Hundred Fifty and No/100 (\$45,950.00)-----Dollars,
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto WILLIAM JOSEPH REGAN and CAROLYN M. REGAN, their heirs and assigns
forever:

All that certain piece, parcel or lot of land in the Town of Simpsonville,
Greenville County, State of South Carolina, being known and designated as
Lot No. 7 of Subdivision known as PINE TREE, as shown by plat thereof,
prepared by Piedmont Engineers and Architects, dated March 19, 1974, and
recorded in Plat Book 5-D at page 63 in the RMC Office for Greenville County,
South Carolina.

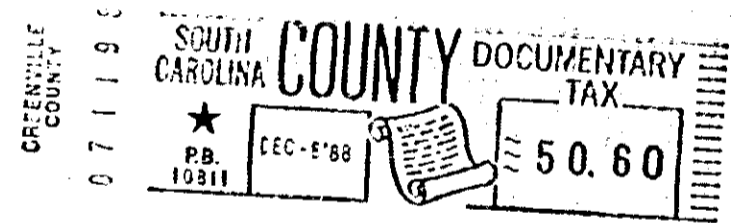
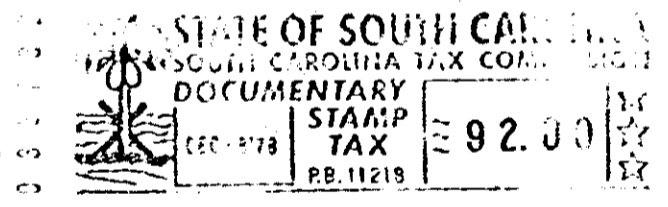
Reference to said plat is hereby craved for a more particular description.

This conveyance is made subject to the restrictive and protective covenants
affecting the Subdivision known as PINE TREE, said restrictive and protective
covenants being recorded in the RMC Office for Greenville County in Deed
Volume 1014 at page 323.

This conveyance is made subject to any restrictive covenants, building set-
back lines, rights of way and easements which may affect the above described
property.

-899-574.12-1-7

Being a portion of the same property conveyed to the granting corporation
herein by deed of Janie Daniel DeTreville, dated September 30, 1971,
recorded October 15, 1971 in the RMC Office for Greenville County, South
Carolina in Deed Volume 927 at page 503.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or
appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or
successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular
said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to
claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized
officers, this 6th day of December 1978.

SIGNED, sealed and delivered in the presence of:

BUILDERS & DEVELOPERS, INC. (SEAL)
A Corporation

Barbara Smith
Robert H. Study

By: Joseph S. Needles, Jr.
President & Secretary
Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, by its duly authorized officers, sign, seal and as its act and deed deliver the within written deed and that (s)he, with the other
witness subscribed above, witnessed the execution thereof.

SWORN to before me this 6th day of December 1978.
Robert H. Study (SEAL) Barbara Smith

Notary Public for South Carolina.
My commission expires: 8/16/81

RECORDED this _____ day of DEC 8 1978 19 _____ at 2:21 P. M., No. 17553

0450

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