

GRANTEES' ADDRESS: 208 Pecan Hill, Simpsonville, S. C. 29681

RICHARDSON AND JOHNSON, P. A., Attorneys At Law, Greenville, S. C. 29602

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S. C.
MAY 24 12 19 PM '79
DONNIE S. TANKERSLEY
R.M.C.

1153-186

KNOW ALL MEN BY THESE PRESENTS, that Rosamond Enterprises, Inc. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of Thirteen Thousand Four Hundred Fifty-Four and 95/100 (\$13,454.95) Dollars and assumption of mortgage as set out below 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 Charles A. Guthrie and Jerrie F. Guthrie, Their Heirs and Assigns Forever:

All that piece, parcel or lot of land situate, lying and being in Austin Township, Greenville County, South Carolina, being shown and designated as Lot No. 13 on a plat of Holly Tree Plantation, Phase No. II, Section 2, made by Piedmont Engineers and Architects, Surveyors, dated January 10, 1974, recorded in the RMC Office for Greenville County in Plat Book 5-D at Pages 47 and 48, and according to said plat, having the following metes and bounds, to wit:

BEGINNING at a point at the joint front corners of Lots Nos. 12 and 13, and running thence with the line of said lots, N. 67-00 W. 172.80 feet to a point; thence running along the rear line of Lot No. 13, N. 22-35 E. 192.25 feet to a point at the joint rear corners of Lots Nos. 14 and 13; thence running with the line of said lots, S. 83-00 W. 137.80 feet to a point on the edge of Pecan Hill Drive; thence running with the curvature of said road, S. 34-30 W. 35 feet to a point; thence continuing along said road, S. 75-32 W. 35.00 feet to a point; thence S. 38-00 W. 60.00 feet to the point of beginning.

(16)-115-542.7-1-13

This is the same property conveyed to the Grantor herein by deed of Holly Tree Plantation dated September 29, 1978, recorded October 3, 1978, in Deed Book 1089 at Page 102, RMC Office for Greenville County.

The Grantors herein specifically assume and agree to pay that certain mortgage given by Rosamond Enterprises, Inc. to Fidelity Federal Savings and Loan Association in the original amount of \$65,600, recorded in Mortgage Book 1446 at Page 39, RMC Office for Greenville County, having a present principal balance of \$65,545.05.

This property is conveyed subject to all restrictions, zoning ordinances, easements and rights-of-way of record or on the ground affecting subject property.

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(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(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same of 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 22nd day of May 1979

SIGNED, sealed and delivered in the presence of:

ROSAMOND ENTERPRISES, INC. (SEAL)

A Corporation

By:

President

[Handwritten signatures]

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
\$ 27.00

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's 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 22nd day of May 1979

Notary Public for South Carolina

RECORDED this 24th day of May 1979

at 12:19 P/M

542.10

31180

GREENVILLE COUNTY

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
\$ 14.85
MAY 24 '79

4328 RV-2