

TITLE TO REAL ESTATE BY A CORPORATION
% Carl Floyd, III
3226 Washington St
Greenville
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S.C.
Nov 13 5 01 PM '79
DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that **Building Systems, Incorporated**
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 **One dollar and corrective deed.**
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
Carl Floyd, III, and Sara M. Floyd and Carl Floyd and Sara M. Floyd as trustees
of **Shawn Ambriel Floyd, their heirs and assigns, forever:**

ALL that certain piece, parcel or lot of land, situate, lying and being in the
State of South Carolina, County of Greenville, City of Greenville, being on
the northeast side of West Washington Street, as shown on plat made by Dalton
& Neeves Engineering Co., dated September, 1978, entitled Property of Carl Floyd,
recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book 6V at
Page 19 and having, according to said plat, the following metes and bounds, to-
wit:

(26) 500-15-1-19

BEGINNING at an iron pin on the northeast side of West Washington Street, at the
corner of property of St. Mary's Catholic Church and runs thence N. 24-39 E. 345.
5-feet to an iron pin; thence S. 65-15 E. 38.6 feet to an iron pin; thence S.
39-04 W. 9.9 feet to an iron pin; thence S. 65-03 E. 137.03 feet to an iron pin;
thence S. 23-36 W. 43 feet to an iron pin; thence S. 69-11 E. 4 feet to an iron
pin at alley; thence along said alley S. 25-19 W. 292.2 feet to an iron pin on
the Northeast side of West Washington Street; thence along said Street; N. 65-17
W. 176.25 feet to the point of the beginning.

ALSO: ALL our right title and interest which we have in that alley running along
the property herein conveyed and property of May & Helen Theodore, and L. R.
Duncan, as shown on the above mentioned plat.

ALSO: Conveyed herein is a non-exclusive easement to the grantees, their suc-
cessors and assigns forever for ingress and egress over and across the 15-foot
easement running from the rear of the above property to Hampton Avenue, as more
fully shown on the above mentioned plat. The aforesaid property is a permanent
easement appurtenant for the benefit of the property conveyed to the grantees
herein.

ALSO: Said property is conveyed subject to ingress, egress, a storm- sewer
drainage line, the right to maintain the underground oil tank & line, & right
of ingress and egress over 15-foot alley all as more specifically set forth in
that deed of even date to be recorded in the R.M.C. Office for Greenville County,
S.C. in Plat Book 6V at Page 19.

The grantees assume and agree to pay that certain mortgage to Textile Hall Cor-
poration as recorded in the R.M.C. Office for Greenville County in Mortgage
Book 1440, at Page 309 on November 3, 1978 in the original amount of \$90,000.00
and having a present balance of \$85,981.75. (OVER)

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 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 12 day of November 19 79

SIGNED, sealed and delivered in the presence of:

J.R. Hudson Jr
Kathy O. Henderson
J.R. Hudson Jr
Kathy O. Henderson

BUILDING SYSTEMS, INCORPORATED (SEAL)
A Corporation
By: _____
President

Secretary

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 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 12 day of November 19 79
Kathy O. Henderson (SEAL) *J.R. Hudson Jr*
Notary Public for South Carolina
My commission expires: 11-1-87

RECORDED this _____ day of _____ 19 _____ at _____ M. No. _____

RES 0550

4328 RV.2