

128 Ashdown Dr
Simpsonville S.C. 29685
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

GREENVILLE COUNTY S.C.
OCT 17 10 55 AM '80
DONN E. TANKERSLEY
R.M.C.

1135 PAGE 643

KNOW ALL MEN BY THESE PRESENTS, that Artistic Builders, Inc.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Easley, State of South Carolina, in consideration of
Thirty Six Thousand Six Hundred and No/100-----(\$36,600.00) 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
James R. Smith and Mary Jean Smith, 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, Town of Simpsonville
Austin Township, being on the south side of Ashdown Drive and being
known and designated as Lot 205 on plat on Westwood South Subdivision,
Section 1, Sheet 2, which plat is recorded in the RMC Office for Greenville
County, S.C. in Plat book 6H at Page 57, and having according to a more
recent plat, made by Freeland & Associates, dated October 10, 1980,
entitled property of James R. Smith and Mary Jean Smith recorded in the
RMC Office for Greenville County, S.C. in Plat Book 8-G at Page 88,
the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Ashdown Drive, joint
corner of Lot Nos. 205 and 206; thence along line of Lot 206 S. 39-19 E.
190 feet to an iron pin; thence S. 26-33 W. 60.2 feet to an iron pin in
the center line of the old creek bed; thence along the center line of
old creek bed, the traverse line being as follows: S. 58-51 W. 48.8 feet
to an iron pin and N. 10-53 W. 47.8 feet to an iron pin in the center line
of the creek; thence along the center of said creek the traverse line
being as follows: N. 66-45 W. 60 feet to an iron pin; thence along the line
of Lot 204 N. 13-57 W. 139.8 feet to an iron pin on the south side of
Ashdown Drive; thence with the curve of Ashdown Drive (the cord being as
follows, N. 67-00 E.) 50 feet to beginning corner.

This being the same property conveyed to the grantors by deed of
Builders & Developers, Inc. or even date to be recorded herewith.

This conveyance is made subject to any restrictions, zoning ordinances,
easements that may appear of record on the recorded plat or on the
premises, property subject to 25 foot sanitary sewer easement and a 10
foot drainage as shown on the recorded plat.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY
DOCUMENTARY TAX
STAMP
74.00

GREENVILLE COUNTY
67057
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ OCT 17 '80
40.70

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 16th day of October 19 80

SIGNED, sealed and delivered in the presence of:
A Corporation Artistic Builders, Inc. (SEAL)
By: [Signature]
President
[Signature]
Secretary

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF Greenville }
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 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 16th day of October 1980
[Signature] (SEAL)
Notary Public for South Carolina.
My Commission Expires 3-28-89

RECORDED this 17 1980 day of _____ 19, at 10:55 A. M., No. 12461

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