

TITLE TO REAL ESTATE BY A CORPORATION

Grantee's Address; 317 Cherry Hill Rd. Mauldin, S.C. 29662

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE

GRANTED 11:55 PM '80
BY [Signature] RUSLEY

1138-521

KNOW ALL MEN BY THESE PRESENTS, that DANCO, INC.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Mauldin, State of South Carolina, in consideration of Twenty-Two Thousand Four

Hundred and 00/100 ----- Dollars, and assumption of a mortgage as set out below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Paul Degenhardt & Ruth Degenhardt, their heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, within the corporate limits of the City of Mauldin, and being shown on a plat of Forrester Woods Subdivision, Section VII, said plat being prepared by Carolina Surveying Company, and being shown on said plat as Lot 126 of said plat, which is recorded in the RMC Office for Greenville County, in Plat Book 5P at Pages 21 and 22, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on Cherry Hill Road, the joint front corner of Lots 126 and 127, and running thence with said road N. 27-45 E. 110 feet to a point the joint front corner of Lots 125 and 126; thence turning and running with the common line of Lots 125 and 126 also with the common line of Lot 124 and 126, S. 58-05 E., 187.8 feet to a point the joint rear corner of Lots 124 and 126, said point is also along a lake located to the rear of Lot 126; thence turning and running with said lake S. 45-13 W., 139.5 feet to a point the joint rear corner of Lots 126 and 127; thence turning and running with the common line of said Lots N. 48-05 W., 150 feet to a point on Cherry Hill Road, the point of BEGINNING.

This is the same property conveyed to the Grantor by deed of W.D. Yarborough, dated May 9, 1978, and recorded in the RMC Office for Greenville County on May 11, 1978 in Deed Book 1078 at Page 982.

As part of the consideration for this conveyance, the Grantees hereby assume and agree to pay the balance owed on the mortgage from Danco, Inc. to Heritage Federal Savings & Loan Association in the original principal amount of \$89,600.00 dated September 26, 1980, and recorded in the RMC Office for Greenville County, South Carolina, in REM volume 1517 at Page 945, said mortgage having a present unpaid balance of \$89,600.00.

This conveyance is made subject to all easements, restrictions, and rights of way, if any, appearing of record affecting this property.

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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 5th day of December 19 80

SIGNED, sealed and delivered in the presence of:

Danco, Inc. (SEAL)

A Corporation

By:

President

[Signatures of witnesses]

[Signature of Danco, Inc. President]

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 5th day of December 19 80

[Signature of Notary Public]

Notary Public for South Carolina. My commission expires: 3/24/87

RECORDED this 1980 day of at 4:55 P.M. 17109

SOUTH CAROLINA DOCUMENTARY TAX STAMP 35.00

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 24.75

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