

Grantees' Address: *1140 Ave 456*

TITLE TO REAL ESTATE BY A CORPORATION

1981

1140 Ave 456

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEBY

KNOW ALL MEN BY THESE PRESENTS, that David Smith Builders, Inc.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Anderson, State of South Carolina, in consideration of Thirty Nine Thousand Five Hundred and NO/100 (\$39,500.00) 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 R. Douglas Stover and Kris Ann Stover, their heirs and assigns, forever:

(20) - 91-610.3-1-133

"ALL that certain piece, parcel or lot of land lying, situate and being in the State of South Carolina, County of Greenville, in Grove Township, being shown as "3" and containing 1.00 acres on plat entitled "Property of Joe E. Flemming" made by R.D. Garrison, Reg. L.S., dated January 6, 1975, and according to said plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Bessie Road, joint front corner of "3" and property now or formerly of J.E. Flemming and running thence South 37-44 West 33.8 feet to an iron pin; thence continuing along the common line of "3" and property now or formerly of J.E. Flemming, South 37-44 West 436 feet to an iron pin; thence North 50-16 West 100 feet to an iron pin; thence North 37-44 East 436 feet to an iron pin at the Southern side of Bessie Road; thence North 37-44 East 34.8 feet to an iron pin in the center of Bessie road; thence along the center of Bessie Road, South 50-16 East 100 feet to an iron pin, the point of BEGINNING."

This is the same property conveyed unto Grantor herein by deed of Daniel L. and Geneva Perry dated October 6, 1980, and recorded in the R.M.C. Office for Greenville County, South Carolina, on October 9, 1980, in Deed Book 1135, at Page 154.

This conveyance is made specifically subject to any and all recorded rights-of-ways, easements, restrictions, conditions and zoning ordinances pertaining to the property herein conveyed, and in addition, is subject to any of the foregoing which may appear from an inspection of the premises.



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 grantees, and the grantees' heirs or successors and assigns, forever. And the grantor does hereby bind himself and his successors to warrant and forever defend all and singular said premises unto the grantees and the grantees' heirs or successors and against every person whatsoever 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 2nd day of January 1981

SIGNED, sealed and delivered in the presence of

DAVID SMITH BUILDERS, INC. SEAL

[Handwritten signatures]

[Handwritten signature]
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 2nd day of January 1981

[Handwritten signature]
Notary Public for South Carolina
My commission expires 1/7/88

SEAL

RECORDED IN JAN 8 1981 2:27 P.M.S.

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