

TITLE TO REAL ESTATE BY A CORPORATION

GREENVILLE S.C.

140 PAGE 801

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RECORDED
JAN 15 12 56 PM '81
GREENVILLE S.C.

KNOW ALL MEN BY THESE PRESENTS, that Academy Rental Company, 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
Ten Thousand and no/100-----(\$10,000.00)-----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 Mrs. Margaret S. Praeger, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being on Brushy
Creek Ridge, near the City of Greenville, in the County of Greenville, State of
South Carolina, being known and designated as Lot #7, of a Subdivision known as
Brushy Creek Ridge, plat of which is recorded in the R. M. C. Office for Greenville
County in Plat Book 7-C at Page 25, said lot having such metes and bounds as shown
thereon.

Being a portion of the property conveyed to the Grantor Corporation by Deed of
C. S. Willingham, by Deed Recorded November 6, 1980, in the R. M. C. Office for
Greenville County in Deed Vol. 1136, at Page 835.

It is expressly understood that there shall be no driveway or right of ingress
or egress across the 20 foot beautification strip at the rear of said lot as
indicated in the restrictions and on the recorded plat.

This property is conveyed subject to easements, conditions, restrictions,
covenants, zoning ordinances and rights-of-way which are a matter of record
and actually existing on the ground affecting the subject 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(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 15th day of January 19 81.

SIGNED, sealed and delivered in the presence of:

ACADEMY RENTAL COMPANY, INC. (SEAL)

A Corporation

By:

President

Secretary

Deborah H. Garrison
Deborah H. Garrison

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 15th day of January 19 81.

Deborah H. Garrison (SEAL)
Notary Public for South Carolina.

My commission expires: 12/4/90

RECORDED this 15th day of January 19 81 at 12:56 P. M. No. 20351

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