

Gillin Drive, Gillin Place
Mauldin, South Carolina 29662

149 880

TITLE TO REAL ESTATE - Offices of WILLIAM B. JAMES, Attorney at Law, 114 Williams Street, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
JAN 15 3 32 PM '81

KNOW ALL MEN BY THESE PRESENTS, that J. W. ROBERTS, 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 Thirty-One Thousand Five Hundred & No/100 (\$31,500.00) & assumption of mortgaged indebtedness hereinbelow set forth the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto VICTOR D'ORFEO and EVELYN M. D'ORFEO, their heirs and assigns forever,

All that piece, parcel or lot of land situate, lying and being on the Northern side of Gillin Drive, near the Town of Mauldin, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 4 of a plat of property known as Gillin Place, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book 7-C at Page 44; ALSO, shown as the property of J. W. Roberts by plat prepared by Charles P. Webb, dated September, 1980, and recorded in the R.M.C. Office for Greenville County in Plat Book 8-G at Page 15, and, according to said latter plat, has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Gillin Drive, at the joint front corner of Lots Nos. 3 and 4, and running thence with the joint line of said Lots N. 24-04 W. 207.88 feet to an iron pin; running thence N. 66-10 E. 130 feet to an iron pin at the joint rear corner of Lots Nos. 4 and 5; running thence S. 24-03 E. 211.85 feet to an iron pin on the Northern side of Gillin Drive; running thence with the Northern side of said Drive S. 67-55 W. 130 feet to an iron pin, point of beginning.

This is the identical property conveyed to the Grantor herein by Ollie B. Roberts by Deed dated September 26, 1980, recorded September 26, 1980, in Deed Book 1134 at Page 319.

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This property is conveyed subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground effecting the subject property.

The Grantees herein assume and agree to pay that certain Note and Mortgage heretofore executed unto Fidelity Federal Savings and Loan Association in the original amount of \$53,650.00, recorded in Mortgage Book 1517 at Page 793, and having a present balance of \$25,000.00.

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together with all and singular the rights, members, hereincovenants 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 itself and its successors to warrant and forever defend all and singular said premises unto the grantees and the grantees' 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 attached hereto and these presents to be subscribed by its duly authorized officers, this 15th day of January 1981

J. W. ROBERTS, INC.

(SEAL)

WITNESSES, sealed and delivered in the presence of:

William R. Hooker
William D. Johnson

[Signature]
President
Secretary

STATE OF SOUTH CAROLINA

PROBATE

COUNTY OF GREENVILLE

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, as the other witness subscribed above witnessed the execution thereof.

Subscribed to before me this 15th day of January 1981

[Signature] (SEAL)

William R. Hooker

My Commission Expires 3-28-80

RECORDED JAN 15 1981

3:32 P.M.

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