

TITLE TO REAL ESTATE BY A CORPORATION  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

REC'D  
4:23 PM '81  
M. HARRISLEY

GRANTEE'S ADDRESS:

103 Blenheim Lane  
Greenville, SC 29631

KNOW ALL MEN BY THESE PRESENTS, that SOUTHGATE INVESTORS, INC.

A Corporation chartered under the laws of the State of SOUTH CAROLINA and having a principal place of business at FOUNTAIN INN, State of SOUTH CAROLINA, in consideration of One Hundred Thirty-Five Thousand and no/100ths-----(\$135,000.00)----- 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 INDU J. AND NEELA I. VAKHARIA, THEIR HEIRS AND ASSIGNS FOREVER:

ALL that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the County of Greenville, Town of Fountain Inn, State of South Carolina, at the North-west intersection of Gulliver Street and Duckett Street, being shown and designated as Lot Nos. 1, 2 and 3 of the T.E. Jones Property on a plat prepared by J. W.-J. R. Crawford, RLS, dated September 12, 1956, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book FF at Page 502, and having according to said plat, the following metes and bounds, to-wit:

18 (699) 358-1-17, 18, 19

BEGINNING at a stake at the intersection of said two streets as shown on said plat and running thence with the North side of Gulliver Street, S. 82 W., 196 feet to a stake; thence N. 15-15 E., 348 feet to a stake at the joint rear corner of Lot Nos. 3 and 4 as shown on said plat; thence with the joint property line of said last two mentioned lots, S. 82 E., 154 feet to a stake on the West side of Duckett Street; thence with the West side of Duckett Street, S. 10-15 W., 150 feet; thence S. 9-15 W., 142 feet to the beginning point.

THIS is the same property conveyed to the Grantor(s) by deed of Frances M. McGaughy dated April 27, 1981 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1147 at Page 492, on May 5, 1981.

THIS conveyance is subject to any restrictions, right-of-ways, or easements that may appear of record on the recorded plat(s) or on 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 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 4th day of May 1981.

SIGNED, sealed and delivered in the presence of:

SOUTHGATE INVESTORS, INC. (SEAL)

A Corporation

By: H. Clyde Brooks, President

W. B. Lewis, Jr. Sec.

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 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 4th day of May 19 81

Debra Doo (SEAL)

Notary Public for South Carolina.  
My commission expires: 11/21/88

RECORDED MAY 5 1981 of 19, at 4:23 P. M., No. 30921

0508

GREENVILLE COUNTY DOCUMENTARY TAX 148.50

4328 RV-2