

TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GRANTEE'S ADDRESS: BOOK 1147 PAGE 727

KNOW ALL MEN BY THESE PRESENTS, that TRI-CO INVESTMENTS, INC.

A Corporation chartered under the laws of the State of SOUTH CAROLINA and having a principal place of business at SIMPSONVILLE, State of SOUTH CAROLINA, in consideration of Seven Thousand and no/100ths- (\$7,000.00) 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 SNIPES BUILDERS, INC., ITS SUCCESSORS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land, with improvements thereon, situate, lying and being near the Town of Fountain Inn, County of Greenville, State of South Carolina, and being shown and designated as Lot #54 of Wemberly Way Subdivision on a plat prepared by Campbell & Clarkson Surveyors, Inc., dated June 17, 1974 and recorded in Plat Book 7C at Page 39 and having according to said plat the following metes and bounds, to-wit:

18 (899) 318.3-1-26

BEGINNING at an iron pin in the Western edge of Wemberly Drive, joint front corner with Lot #53, running thence along joint line with Lot #53, N. 87-04 W., 167 feet to an iron pin; thence turning and running N. 1-24 W., 39.3 feet to an iron pin; thence N. 3-15 E., 80.5 feet to an iron pin; thence turning and running along joint line with Lot #55, S. 80-28 E., 171.1 feet to an iron pin in the Western edge of Wemberly Drive, joint front corner with Lot #55; thence along said drive S. 3-10 W., 100 feet to an iron pin, the point of beginning.

THIS is a portion of the property conveyed to the Grantor(s) by deed of W. C. Cook dated March 6, 1974 and recorded in the RMC Office for Greenville County in Deed Book 994 at Page 787 on March 7, 1974.

THIS conveyance is made subject to any restrictions, right-of-way, 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 8th day of MAY 1981.

SIGNED, sealed and delivered in the presence of:

A Corporation Tri-Co Investments, Inc. (SEAL)

By:

Barbara M. Harris

Alfred Vaughn
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 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 8th day of MAY 1981.

Barbara M. Harris (SEAL)

Notary Public for South Carolina.
My commission expires: 2-28-83

RECORDED this _____ day of _____ 19____, at _____ M., No. _____

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