

TITLE TO REAL ESTATE BY A CORPORATION

FILED
20 S.C.
2:36 PM '81
SHERSLEY

BOOK 1151 PAGE 668

Grantees' Address:
4 Cricket Court
Taylors, S. C. 29687

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that **JOHN A. BOLEN, 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 **TWELVE THOUSAND EIGHTY-EIGHT**
and **68/100 (\$12,088.68)**-----Dollars,
AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW:
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto
RICHARD D. EPPES and ANN S. EPPES, their heirs and assigns forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 175 on a Plat of PEBBLE CREEK, PHASE I, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5D, Pages 1-5, reference to which is hereby craved for the metes and bounds thereof.

The above described property is the same property conveyed to the Grantor herein by deed of Pebblepart, Ltd., a South Carolina Limited Partnership, dated September 15, 1980, and recorded in the RMC Office for Greenville County, South Carolina, on September 15, 1980, in Deed Book 1133, Page 457.

As a part of the consideration for this deed, the Grantees assume and agree to pay in full the indebtedness due on a Note and Mortgage given to First Federal Savings and Loan Association by John A. Bolen, Inc., in the original amount of \$79,950.00, dated February 9, 1981, and recorded February 9, 1981, in the RMC Office for Greenville County, South Carolina, in Mortgage Book 1532, Page 39, which has a present balance due in the amount of \$79,861.32.

12(279) 525.6-1-175

This conveyance is subject to any zoning ordinances, restrictions, setback lines or easements that may appear of record, on the recorded plat, or on the premises.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP
JUL 14 '81 TAX \$ 25.00
PB. 11212

GREENVILLE COUNTY
0 9 2 4 0 5
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JUL 14 '81
PB. 10911 \$ 13.75

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 **10th** day of **July** 19 **81**,
SIGNED, sealed and delivered in the presence of:

Jerry L. Taylor
Jerry L. Taylor
Barbara A. Bolt
Barbara A. Bolt

JOHN A. BOLEN, INC. (SEAL)
By: *John A. Bolen*
President John A. Bolt
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, witness of the execution thereof.

SWORN to before me this **10th** day of **July** 19 **81**.
Jerry L. Taylor (SEAL)
Notary Public for South Carolina
My commission expires **4-21-90**

Barbara A. Bolt
Barbara A. Bolt

RECORDED **JUL 14 1981** of 19 at 2:36 P. M. No. **1173**

10100

4328 RV-2