

TITLE TO REAL ESTATE BY A CORPORATION

LONG, BLACK & CASTON

1160 77

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, that GIBSON BROTHERS, 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

SIXTEEN THOUSAND FIVE HUNDRED DOLLARS AND NO/100----- Dollars.

Plus assumption of mortgage
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

J. & R., A GENERAL PARTNERSHIP, its successors and assigns forever:

(11) - 200 - 541.2 - 1 - 25.6

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known as Lot 1 on a Plat of Gibson Square, recorded in Plat Book 7-C, at Page 40 and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern right-of-way of East North Street and the right-of-way intersection of Gibson Court, thence running along the Eastern right-of-way of East North Street, N. 52-07 E., 78.35 feet to an iron pin at the corner of other property of Gibson Brothers, Inc.; thence leaving said right-of-way and along other property lines of Gibson Brothers, Inc., the following courses and distances, S. 32-41 E. 83.1 feet to an iron pin; thence N. 57-19 E. 19.0 feet to an iron pin; thence S. 32-41 E. 66.0 feet to an iron pin in line of Lot 2; thence along the joint line of Lot 1 and 2, S. 57-19 W. 130.1 feet to an iron pin on the northern right-of-way of Gibson Court; thence along the northern right-of-way of Gibson Court N. 29-26 W. 117.2 feet to an iron pin; thence continuing along right-of-way of said Gibson Court N. 13-52 E. 36.39 feet to the point of beginning, containing 0.377 acres or 16,422.81 square feet.

THIS is the same property conveyed to the Grantor herein by deed of F. M. Gibson, dated April 19, 1978, and recorded April 21, 1978, in the R.M.C. Office for Greenville County in Deed Book 1077, at Page 520.

THIS conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above described property.

AS part of the consideration for this conveyance the grantee herein assume and agree to pay the balance owed on that certain Mortgage in favor of Southern Bank, dated June 17, 1981, and recorded in the RMC Office for Greenville County, S. C. in REM Book 1544 at page 350, in the original amount of \$100,000.00 and having a principal unpaid balance of \$61,000.00.

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 23rd day of December 19 81.

SIGNED, sealed and delivered in the presence of:

GIBSON BROTHERS, INC. (SEAL)

A Corporation
By:

President W. Ray Gibson

Secretary Joe G. Gibson

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
18.15
DEC 29 1981

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, witnessed the execution thereof.

SWORN to before me this 23rd day of December 19 81.

Notary Public for South Carolina
My commission expires: 10-02-91

RECORDED this 29th day of December 1981, at 11:28 A. M., No. 11932

0077

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