

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

FILED  
MAR 5 1982  
Donnie S. Tankersley  
RMC

Grantee's address:  
Hwy 276  
Fountain Inn, S.C. 29644

BOOK 1163 PAGE 478

KNOW ALL MEN BY THESE PRESENTS, that SMITH & BROOKS, 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 Four Thousand Seventy-Four  
and 07/100ths (\$4,074.07) plus assumption of mortgage as set forth below 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 L. BERRY WOODS, JR. and JACKIE A. PEDEN, THEIR HEIRS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or tract of land, containing 1.99 acres, as shown  
on a plat prepared for L. BERRY WOODS, JR. and JACKIE A. PEDEN, prepared by  
R.B. Bruce, RLS, dated February 26, 1982 and recorded in the RMC Office for  
Greenville County, S.C., in Plat Book 8-Y, at page 21, and having,  
according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in or near the center of Main Street, joint corner  
with property of Blake P. Garrett, et al, and running thence with the common  
line with Garrett, N. 52-03 E., 259.5 feet to an old iron pin, joint corner  
with Garrett property and Weston Street; thence turning and running with  
Weston Street, S. 38-00 E., 299.8 feet to an iron pin, joint corner with  
E. Knight Street; thence turning and running with E. Knight Street, S. 38-  
55 W., 263.8 feet to an iron pin; thence turning and running N. 66-27 W., 21.2  
feet to an iron pin on Main Street (S.C. Hwy. 14); thence continuing with  
Main Street, N. 37-23 W., 166.75 feet to an iron pin; thence N. 33-54 W.,  
75.1 feet to an iron pin; thence N. 38-10 W., 99.4 feet to an iron pin,  
the point of beginning.

18(699) 348-2-11

THIS being the same property conveyed to the Grantor by deed of Stuart White Rabb  
and Walter Harold Smith, recorded in Deed Book 298, page 229 (deed to Rabb &  
Smith, Inc.); Rabb & Smith, Inc., changed names of corporation as recorded in  
Deed Book 490, page 100 to Smith & Brooks, Inc., recorded on December 7, 1953.

THIS conveyance is made subject to any restrictions, right-of-ways or  
easements that may appear of record on the recorded plat(s) or on the  
premises.

AS a part of the consideration therein, the Grantees agree to assume and pay  
according to its terms, that certain note and mortgage executed by Smith &  
Brooks, Inc., to Southern Bank & Trust Company as recorded in the RMC Office  
for Greenville County in Mortgage Book 1517, at page 239, having an  
outstanding balance of \$ 58,425.93.

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 2 day of March 19 82.

SIGNED, sealed and delivered in the presence of:

Barbara M. Harris  
Barbara M. Harris

A Corporation SMITH & BROOKS, INC. (SEAL)  
By: Walter H. Smith, Jr.  
President Walter H. Smith, Jr.  
R.M. Verdin  
Secretary R.M. Verdin

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-  
poration, 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 2 day of March 19 82.  
Barbara M. Harris (SEAL)  
Notary Public for South Carolina.  
My commission expires: 2-28-83

Barbara M. Harris

RECORDED

GREENVILLE COUNTY  
MAR 5 1982  
0435

12861

at 10:00 A.M.

MAR 5 1982

RECORDED

0470

4328 RV-2