

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Grantee(s) Address: 100 Leesburg Peak, Greer, SC 29651

KNOW ALL MEN BY THESE PRESENTS, that **THREATT ENTERPRISES, 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
Ninety Five Thousand and no/100ths (\$95,000.00) ----- 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 **JULIAN B. EAVES AND FAYE W. EAVES, THEIR HEIRS & ASSIGNS:**

ALL that certain piece, parcel or lot of land, situate on the southern side
of Leesburg Peak, in the County of Greenville, State of South Carolina,
being shown as Lot No. 49 on a plat of Mount Vernon Estates, Section I,
prepared by Piedmont Engineers and Architects, recorded in the Office of
the RMC for Greenville County in Plat Book 4-X at Page 13, and having
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Leesburg Peak, at the
joint front corner of Lot 50 and Lot 49 and running thence with the lot line
of Lot 50, S 32-30 W 195 feet to an iron pin at the joint rear corner of Lot
49 and Lot 50; thence N 76-35 W 102.5 feet to an iron pin; thence N 78-29 W
82.92 feet to an iron pin at the joint rear corner of Lot 49 and Lot 48;
thence with the lot line of Lot 48 N 50-00 E 183.1 feet to an iron pin on
Leesburg Peak; thence with said Leesburg Peak S 63-04 E 30 feet to an iron
pin; thence still with Leesburg Peak N 83-00 E 35 feet to an iron pin;
thence still with said Leesburg Peak N 45-11 E 35 feet to an iron pin;
thence still with Leesburg Peak N 76-09 E 33.86 feet to an iron pin; thence
still with Leesburg Peak S 57-04 E 31.3 feet to the point of beginning.

This conveyance is subject to any and all easements, rights of way, reserva-
tions, zoning ordinances or protective or restrictive covenants that may
appear of record or on the premises.

This is a portion of the property conveyed to Threatt-Maxwell Enterprises,
Inc. by deed dated and recorded on November 21, 1972. This being
recorded in the Office of the RMC for Greenville County in Deed Book 961
at Page 23. Threatt Enterprises, Inc. is the legal successor to Threatt-
Maxwell Enterprises, Inc.

LOVE, THORNTON, ARNOLD & THOMASON
File # _____ Date <u>DM Dec 14</u>
N. O. <u>Julian B. Eaves</u>
Site. Ex. # _____

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 15th day of July 1982.

SIGNED, sealed and delivered in the presence of:

THREATT ENTERPRISES, INC.

(SEAL)

James B. Haise
Donald R. White

A Corporation

By:

President

T. C. THREATT

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 15th day of July 1982.

Donald R. White (SEAL)

Notary Public for South Carolina 6-15-89

My commission expires: _____

RECORDED this JUL 15 1982 day of _____ 19____, at
at 3:43 P.M.

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