

GREENVILLE, S.C. FILED DRILEY, SHLEY, LAWS & STEWART

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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HENNERSLEY

210 Cherokee Dr
Simpsonville, SC

KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, 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 -----Ten Thousand Five Hundred Forty-two & 40/100 (\$10,542.40)----- Dollars,

plus assumption of mortgage (see 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 WILLIE K. BURNS, JR. and SABRINA K. BURNS, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, located in the Town of Simpsonville, being known as Lot No. 13 of Subdivision entitled "Addition to West Georgia Heights" on plat prepared by Piedmont Engineers and Architects dated April 14, 1981 and recorded in the RMC Office for Greenville County, S.C. in Plat Book 8P at page 32. Said lot is located on the easterly side of Cherokee Drive and reference is hereunto craved to said plat for a metes and bounds description.

This being a portion of the same property conveyed to the Mortgagor herein by deed of Bill F. Reeves dated October 24, 1969, recorded in the RMC Office for Greenville County, S.C. on October 28, 1968 in Deed Volume 878 at page 346.

18(899) 574.6-1-148

This conveyance is made subject to any restrictive covenants, building setback lines, rights-of-way and easements which may affect the above described property.

As part of the consideration herein the Grantees assume and agree to pay the balance due on that certain mortgage given to Heritage Federal Savings & Loan Association in the original amount of \$42,000.00, dated August 3, 1982, recorded August 4, 1982 in the RMC Office for Greenville County, S.C. in Mortgage Volume 1577 at page 59. The balance due for assumption is \$41,957.60.

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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 27 day of August 1982.

SIGNED, sealed and delivered in the presence of:

BUILDERS & DEVELOPERS, INC. (SEAL)

A Corporation
By:

[Handwritten signatures]

Ralph S. Newdick
President & Secretary
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, witnessed the execution thereof.

SWORN to before me this 27 day of August 1982

Notary Public for South Carolina.
My commission expires: 7/29/90

RECORDED the SEP 8 1982 of 19 at 2:47 P. M., No. 18(899) 574.6-1-148

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