

FILED
TITLE TO REAL ESTATE BY A CORPORATION—Love, 100 S.C., Arnold & Thomason, 410 E. Washington St., Greenville, S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
Grantee(s) Address: 204 Chestnut Oaks Court
Simpsonville, S.C. 29681
DONNIE J. TANNERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Franklin Enterprises, Inc.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Mauldin, State of South Carolina, in consideration of One Hundred Five
Thousand Five Hundred and no/100ths (\$105,500.00)----- 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 TIMOTHY K. FRANKE AND FRANCINE M. FRANKE, THEIR HEIRS
AND ASSIGNS

ALL that certain piece, parcel or lot of land, situate, lying and being
on the southern side of Chestnut Oaks Court, in the County of Greenville
State of South Carolina, the same being shown as Lot No. 57 on a plat
of Holly rTree Plantation, Phase III, Section II recorded in the Office
of the RMC for Greenville County in Plat Book 7-C at Page 27 and having
according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Chestnut Oaks Court at the
joint front corner of Lot 57 and Lot 56 and running thence S 7-21 W 239.15
feet to an iron pin; thence S 45-14 W 20.0 feet to an iron pin; thence
N 36-32 W 230.74 feet to an iron pin at the joint rear corner of Lot 57
and Lot 58; thence N 60-12 E 153.50 feet to an iron pin on the southern
side of Chestnut Oaks Court; thence with said Court S 77-49 E 50.0 feet
to the point of beginning.

16(116) 548.3-1-76

This is the same property conveyed to the Grantor by deed of Donald E.
Franklin, recorded June 22, 1982 in Deed Book 1169 at Page 48 in the
Office of the RMC for Greenville County.

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

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not
Timothy K. Franke
548.3-1-73

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 31st day of January 19 83.

SIGNED, sealed and delivered in the presence of:

James B. Danvers
Donald R. McAlister

FRANKLIN ENTERPRISES, INC (SEAL)
A Corporation
By: Donald E. Franklin
President DONALD E. FRANKLIN
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 31st day of January 19 83
Donald R. McAlister (SEAL)
Notary Public for South Carolina.

James B. Danvers

My commission expires: 6-15-89
RECORDED this FEB 1 1983 day of at 3:53 P.M. 19

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