

PC B 112-5
D. Webb SC 29601
TITLE TO REAL ESTATE BY A CORPORATION

FILE
GREENVILLE S.C.

Vol. 1187-938

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

MAY 10 4 20 PM '83
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KNOW ALL MEN BY THESE PRESENTS, that American Service Corporation of S. C.
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

One Dollar and other valuable consideration 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 U. S. Shelter Corporation

All that certain piece, parcel or tract of land situate, lying and being in the State
of South Carolina, County of Greenville, containing 22.22 acres, as is more fully shown
on a plat entitled "Survey for U. S. Shelter Corporation" prepared by Carolina Surveying
Co., dated May 4, 1983, and having according to said plat the following metes and bounds,
to-wit:

Beginning at an iron pin on the western side of a Proposed Road located S 25-48 E 43.8
feet and S 17-20 W 270.6 feet from the intersection of said Proposed Road and Pelham
Road at the corner of a lot containing 59,549 square feet, and running thence with
the said Proposed Road, S 68-57 E 10 feet; thence with the western side of said
Proposed Road, S 17-19 W 694.74 feet to an iron pin at the corner of a tract containing
1.29 acres; running thence with the line of said tract S 84-28 W 205.86 feet and
S 42-40 W 210 feet to an iron pin on the northern side of said Proposed Road,
and running thence with the northern side of said Proposed Road, N 53-57 W 998.43 feet;
N 57-32 W 95.7 feet and N 69-33 W 55.4 feet to an iron pin at the corner of tract
containing 1.40 acres; and running thence with the line of said tract, N 8-06 W
265.25 feet to an iron pin in the line of an 8.29 acre tract, and running thence
with the line of said tract, N 84-07 E 910.1 feet; S 82-28 E 256.9 feet, and
S 68-57 E 397.9 feet to the point of beginning.

Being the same property conveyed to Grantor herein by deed of Steven Van Auten
dated January 15, 1981, recorded January 16, 1981 in Deed Book 1141 at page
43, office of the RMC for Greenville County, S. C. 11(503) 543.3-1-7.41

This conveyance is made subject to the lien of the Purchase Money Mortgage
from Grantor to Steven Van Auten (as to approximately 7.4 acres of the property)
recorded January 16, 1981, in Mortgage Book 1530 at Page 339 in the R.M.C Office
for Greenville County (subsequently assigned to First National Bank of S. C.)
Grantee hereby assumes the entire obligation to repay the indebtedness secured
by said Mortgage and to perform all obligations of American Service Corporation
of S.C. under that Mortgage, the Purchase Money Note which it secures, and
any other instruments related thereto. Grantee also indemnifies Grantor against
any liability, loss, damages, expenses, obligations, or costs of any kind relating
to said Mortgage or arising from the indebtedness secured thereby. The present
principal balance of this mortgage debt is \$300,102.20.

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 10th day of May 19 83
SIGNED, sealed and delivered in the presence of:

L. Dennis Sims
Linda T. Patterson

AMERICAN SERVICE CORPORATION OF S. C. (SEAL)
A Corporation
By: *Charles T. Carberg*
President
Gary L. Jordan
Treasurer

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 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 10th day of May 19 83
Linda T. Patterson (SEAL)

Notary Public for South Carolina.
My commission expires: 5/23/84

RECORDED this _____ day of _____ 19 _____ at _____ M., No _____

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