

TITLE TO REAL ESTATE BY A CORPORATION

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GRANTEES' ADDRESS:
Rt. 2, Speedway Drive Vol 1225 Page 400
Fountain Inn, S. C. 29644

KNOW ALL MEN BY THESE PRESENTS, that COMMERCIAL MORTGAGE CO., 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 Thirty Six Thousand and 00/100 (\$36,000.00) 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 CALVIN B. MCDONALD and SANDRA I. MCDONALD, their heirs and assigns forever:

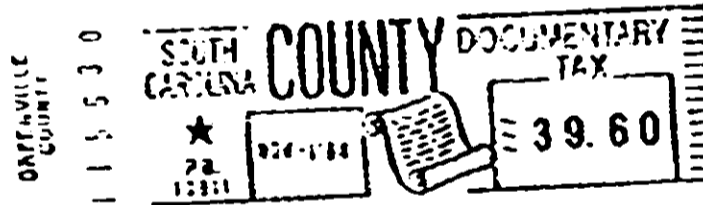
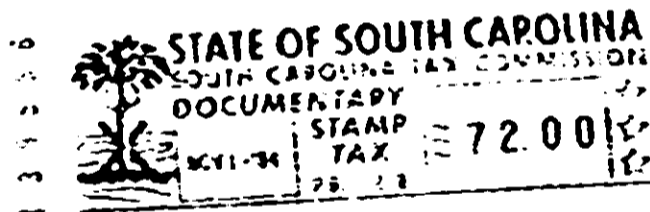
ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 16 on a plat entitled "Kings Court Subdivision." Said plat is recorded in the RMC Office for Greenville County in Plat Book 4-X at Page 78.

BEGINNING at an iron pin on the southwestern side of Speedway Drive at the joint coner of Lots 15 & 16 and running thence with Speedway Drive S. 57-30 E., 135.9 feet to an iron pin; thence S. 10-5 E., 20 feet to an iron pin; thence S.35-15W., 90 feet to an ironpin on the corner of Lots 16 and 21; thence N. 57-15 W., 145 feet to an iron pin; thence N. 33-03 E., 104.2 feet to the point of beginning. — 18-699-354.2-1.16

This being a portion of the property conveyed to the grantors herein by deed of Byars Builders, Inc., recorded December 14, 1982 in the RMC Office for Greenville County, S.C. in Deed Book 1178, at Page 898.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

1983 City and County property taxes to be prorated: 5/12 grantor and 7/12 grantees.



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)' 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)' 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 25 day of May 1983.

SIGNED, sealed and delivered in the presence of:

Maurice Swann
William A. Cooper

COMMERCIAL MORTGAGE CO., INC (SEAL)
A Corporation
By: *Relvin K. Younts*
President
Edith S. Younts
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 25 day of May 1983.

William A. Cooper (SEAL)
Notary Public for South Carolina.

Maurice Swann

My Commission Expires: 10-19-89

RECORDED this day of NOV 1 1984 at 3:14 P. M. No 13356

5070

13356