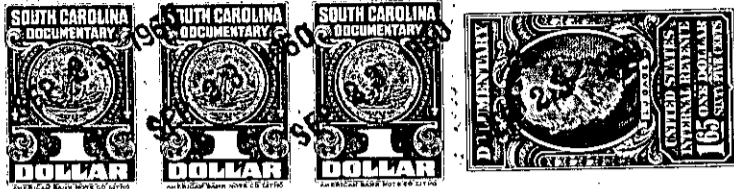


The State of South Carolina,

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
SEP 23 3 20 PM 1960
OLLIE ... NORTH
R.M.C.

BOOK 659 PAGE 367



KNOW ALL MEN BY THESE PRESENTS, That Poinsett Realty Co., Inc.

a corporation chartered under the laws of the State of South Carolina
and having its principal place of business at
Simpsonville in the State of South Carolina for and in consideration
of the sum of One Thousand Five Hundred and no/100 (\$1,500.00) --- Dollars,
and assumption of mortgage, (see below).

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee
hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and
released, and by these presents does grant, bargain, sell and release unto BENNIE F.

SINCLAIR, JR., HIS HEIRS AND ASSIGNS:

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, Austin Township, near Simpsonville and being Lot No. 1 of a subdivision of land known as Hunters Acres and being shown on a plat entitled Map of Hunters Acres, prepared by W. J. Riddle, Surveyor, May, 1952, and according to said plat having the following description:

Beginning at an iron pin at the joint front corner of Lots No. 1 and 2 which is on the western side of Maple Street and running along the joint lines of Lots 1 and 2, S 60-08 W, 198.4 feet to an iron pin; thence running along the joint line of Lots No. 1 and 7⁴, N 28-40 W, 120.4 feet to an iron pin on the south side of Benson Street; thence running along Benson Street, N 71-48 E, 200 feet to an iron pin at the intersection of Benson Street and Maple Street; thence running along the western side of Maple Street, S 29-52 E, 80 feet to the beginning point.

Being the same property conveyed to the grantor herein by deed of G. R. Richardson dated October 2, 1959, and recorded in the R.M.C. office for Greenville County in Deed Volume 638 at page 191.

The grantee herein assumes and agrees to pay that certain note and mortgage given by Poinsett Realty Co., Inc. to Laurens Federal Savings and Loan Association known as Loan No. 3142 and recorded in the R.M.C. office for Greenville County in REM Volume 833 at page 568, said note and mortgage being in the original amount of \$9,000.00.

304-3-47

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the grantee
hereinabove named, and his Heirs and Assigns forever