

GARY F. BAKER 107 PINECREST DRIVE SC 29031

VOL 1109 PAGE 233

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
AUG 14 8 38 AM '79

KNOW ALL MEN BY THESE PRESENTS, that McElrath & Tucker, Inc.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greer, State of South Carolina, in consideration of

Forty-three thousand nine hundred (\$43,900.00) & No/100 ----- 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 Gary F. Baker and Brenda J. Baker, their heirs and assigns forever:

All that certain piece, parcel or lot of land in the State and County aforesaid, on the southerly side of Pinecrest Drive, being shown and designated as Lot No. 13, on plat of Property of H. H. Cox, recorded in the REC Office for Greenville County, S. C., in Plat Book "KK", at Page 149, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Pinecrest Drive, joint front corner of Lots Nos. 12 and 13, and running thence with the southerly side of Pinecrest Drive, S. 47-05 W. 118 feet to an iron pin; running thence S. 38-35 E. 154.6 feet; running thence N. 50-23 E. 84.5 feet to a point, running thence N. 47-05 E. 37.2 feet to an iron pin, joint rear corner of Lots Nos. 12 and 13; thence with joint lines of said lots, N. 40-20 W. 159.4 feet to the point of BEGINNING.

(11) 288-528.2-1-97

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground, along the tap fees, set back lines, and zoning regulations.

This is the same property deeded to McElrath & Tucker, Inc. by deed of Larry G. Cantrell and Mary E. Cantrell dated October 31, 1978, and recorded in Deed Book 1090, Page 943.

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 3 rd. day of August 19 79

SIGNED, sealed and delivered in the presence of:

Betty P. Reid
M. E. Harvey Jr.

A Corporation
By: McElrath & Tucker, Inc.
Oliver A. Tucker
President
Frank McElrath
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 3 rd. day of August 19 79

Betty P. Reid (SEAL)
Notary Public for South Carolina.
my Commission expires 9-15-79

M. E. Harvey Jr.

RECORDED this _____ day of _____ 19____, at _____ M., No. _____
(CONTINUED ON NEXT PAGE)

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