

TITLE TO REAL ESTATE BY A CORPORATION INCORPORATED IN THE STATE OF SOUTH CAROLINA

Grantees address:  
1206 Plantation Drive  
Simpsonville, S. C. 29681

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville } 3:24 PM '80

BOOK 1121 PAGE 659

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 Greenville, State of South Carolina, in consideration of Eighteen thousand sixty-two and 94/100 (\$18,062.94) and assumption of mortgage, as set out below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto MICHAEL A. SZUMILAS and DOLORES M. SZUMILAS, their heirs and assigns:

ALL that certain piece, parcel, or lot of land, situate, lying and being on the southerly side of Plantation Drive, Greenville County, South Carolina, being shown and designated as Lot 29 on a Plat of HOLLY TREE PLANTATION, Phase III, Section I, Sheet No. 2, dated September 1, 1978, recorded in the RMC Office for Greenville County in Plat Book 6-H, at Page 74, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the southerly side of Plantation Drive at the joint front corner of Lot 28 and Lot 29, and running thence with the common line of said Lots, S 35-30 W, 150 feet to an iron pin; thence with the rear line of Lot 29, N 62-25 W, 67.28 feet to an iron pin; thence with the common line of Lots 29 and 30, N 18-11 E, 150.26 feet to an iron pin on Plantation Drive; thence with said Drive, S 68-26 E, 53 feet to an iron pin; thence continuing with said Drive, S 57-25 E, 60 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This is the same property conveyed to the Grantor herein by deed of Holly Tree Plantation, a Limited Partnership, recorded September 7, 1978, in Deed Book 1086, at Page 935.

16-115-5483-1-29

As a part of the consideration herein, the Grantees assume and agree to pay that certain mortgage in favor of Fidelity Federal Savings & Loan Assn. in the original amount of \$71,600.00, recorded April 17, 1979, in REM Book 1463, at Page 400, and having a present balance due thereon of \$71,437.06.

DOCUMENTARY STAMP

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 20.35

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 5th day of March 19 80 SIGNED, sealed and delivered in the presence of

W. C. ...  
Ruth Drake

FRANKLIN ENTERPRISES, INC. (SEAL)  
A Corporation  
By: [Signature]  
President  
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 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 5th day of March 19 80. [Signature] (SEAL)

Notary Public for South Carolina.  
My commission expires: 9/29/81

RECORDED MAR 5 1980 of 19 at 3:24 P. M., No. 21014

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