

AUG 10 11 37 AM '70

VOL 895 PAGE 627

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, LEVIS L. GILSTRAP,

in consideration of TWO THOUSAND FIVE HUNDRED AND NO/100 - - - - - (\$2,500.00) Dollars,
AND ASSUMPTION

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto FRANCES M. RICE, HER HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel or lot of land, situate, lying and being in Greenville County, State of South Carolina, being known and designated as Lot No. 48 on plat of Cedar Lane Gardens, on the Northeasterly side of Gardenia Drive, as recorded in the RMC Office for Greenville County in Plat Book "GG" at Page 139, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeasterly side of Gardenia Drive at the joint front corner of Lots 47 and 48 and running thence along the joint line of said lots, N. 37-01 E. 128.4 feet to an iron pin in the center of a ten foot drainage easement in the rear line of Lot No. 38; thence running along the center of said easement and a portion of Lot No. 38, N. 43-11 W. 80 feet to an iron pin in the rear line of Lot No. 37, joint rear corner of Lots Nos. 48 and 49; thence along the joint line of said lots, S. 39-21 W. 147.5 feet to a point on the Northeasterly side of Gardenia Drive; thence along the Northeasterly side of Gardenia Drive, N. 56-33 E. 85 feet to the point of Beginning.

This is the same property conveyed to Grantor by deed as recorded in the RMC Office for Greenville County in Deed Book 844, at Page 553.

This conveyance is made subject to the protective covenants, easements and rights-of-way of record.

As a part of the consideration the Grantee assumes and agrees to pay that certain mortgage given to Carolina National Mortgage Investment Company in the original amount of \$12,150.00 and having a present balance of \$11,243.74 and recorded in the RMC Office for Greenville County in Mortgage Book 1006 at Page 19.



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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(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators 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.

WITNESS the grantor's(s) hand(s) and seal(s) this 1st day of August 1970

SIGNED, sealed and delivered in the presence of:

[Signatures of witnesses]

[Signature of Levis L. Gilstrap] (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(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 1st day of August 1970

[Signature of Notary Public] (SEAL)
Notary Public for South Carolina, my commission expires 1-23-78

[Signature of Notary Public]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

1st day of August 1970
[Signature of Notary Public] (SEAL)
Notary Public for South Carolina, my commission expires 1-23-78

[Signature of Alice W. Gilstrap]

RECORDED this 10 day of August 1970, at 11:37 A.M., No. 3263

308-B11-1-60