

FEB 5 10 55 AM '71

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that We, Marvin R. Swartzel and Nancy W. Swartzel

in consideration of Two Thousand One Hundred and No/100 (\$2,100.00) Dollars,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Gary T. Spearman and Diane B. Spearman, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northeasterly side of Tiffany Drive, near the City of Greenville, S.C., being known and designated as Lot No. 11, Block F, Mayfair Estates as recorded in the RMC Office for Greenville County, S.C., in Plat Book S, pages 72 and 73, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Tiffany Drive, said pin being the joint front corner of Lot Nos. 11 and 12 and running thence with the common line of said Lots N 67-41 E 219.3 feet to an iron pin at the joint rear corner of Lot Nos. 11, 12, 26 and 27; thence with the line of Lot No. 27 N 23-09 W 50.3 feet to an iron pin at the joint rear corner of Lot Nos. 10, 11, 27 and 28; thence with the line of Lot 10 S 67-36 W 219.3 feet to an iron pin on the northeasterly side of Tiffany Drive; thence with the northeasterly side of Tiffany Drive S 23-09 E 50 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

For deed into Grantors see Deed Book 880, page 140.

As a part of the consideration herein, the grantees do hereby assume and agree to pay the balance due of \$9,630.56 on that certain mortgage given by Kenneth D. Lawson and Irene S. Lawson to C. Douglas Wilson & Co., in the face amount of \$10,050.00, dated November 10, 1969 and recorded November 10, 1969 in the RMC Office for Greenville County, S.C. in Mortgage Book 1077, page 25.

GRANTEES TO PAY 1971 TAXES.



2.75

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 4th day of February 19 71.

SIGNED, sealed and delivered in the presence of:

Stephanie H. Freeman (SEAL)
Marvin R. Swartzel (SEAL)
Nancy W. Swartzel (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 4th day of February 19 71.

Stephanie H. Freeman (SEAL)
Marvin R. Swartzel
Notary Public for South Carolina

My Commission Expires November 19, 1979

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

4th day of February 19 71
Marvin R. Swartzel (SEAL)
Notary Public for South Carolina

Nancy W. Swartzel

My Commission Expires November 19, 1979

RECORDED this 5th day of February 1971 at 10:55 A. M., No. #18155

11-11-79