

FILED  
GREENVILLE CO. S. C.  
MAR 8 1 06 PM '72  
CLERK OF COURTS  
GREENVILLE, S. C.

TITLE TO REAL ESTATE—PREPARED BY W. W. WILKINS, ATTORNEY AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that We, H. J. Martin and Joe O. Charping

in consideration of Thirty-nine Hundred (\$3900.00) ----- Dollars,  
and assumption of mortgages

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Betty Ausborn Rowland, her heirs and assigns,

All that certain piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, near and east of the City of Greenville, and being known and designated as Lot Number 13 of a subdivision known as Terra Pines Estates, Section 4, a plat of which is of record in the RMC Office for Greenville County in Plat Book 000 at page 85, and having the following metes and bounds, to-wit:

Beginning at a point on the northeastern side of Compton Drive at the joint front corner of Lots 12 and 13 and running thence with the northeastern side of Compton Drive N. 36-05 W. 50 feet to a point; thence continuing with the northeastern side of Compton Drive N. 51-43 W. 50 feet to a point at the joint front corner of Lots 13 and 14; thence N. 34-16 E. approximately 411.9 feet to a point in Brushy Creek at the joint rear corner of Lots 13 and 14; thence with Brushy Creek as a line approximately S. 70-32 E. approximately 88.6 feet to a point at the junction of Brushy Creek with Gilbert Branch; thence with Gilbert Branch as a line approximately S. 7-05 W. approximately 268.9 feet to a point in Gilbert Branch at the joint rear corner of Lots 12 and 13; thence S. 61-35 W. approximately 243 feet to a point on the northeastern side of Compton Drive at the point of beginning.

This is the same lot conveyed to grantors by Central Realty Corporation by deed recorded in deed vol. 927 page 533 of the RMC Office for Greenville County, S.C. and is conveyed subject to restrictions applicable to said subdivision and to any recorded easements or rights of way or those shown on the ground.

AS A PART OF THE CONSIDERATION FOR THIS CONVEYANCE, THE GRANTEE HEREIN ASSUMES AND AGREES TO PAY THAT CERTAIN MORTGAGE HELD BY FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION IN THE ORIGINAL AMOUNT OF \$31,000.00 recorded Oct. 15, 1971 in vol. 1210 page 200, on which there is a balance due of \$31,000.00, AND THAT CERTAIN MORTGAGE HELD BY CENTRAL REALTY CORPORATION in the original amount of \$4,000 recorded in mortgage vol. 1210 page 233, on which there is a balance due of \$4,000.

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 assigns, against the grantor'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 7 day of March 19 72

SIGNED, sealed and delivered in the presence of:

*H. J. Martin* (SEAL)  
*Joe O. Charping* (SEAL)  
*W. W. Wilkins* (SEAL)  
*Leticia C. Hall* (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 7 day of March 19 72

*W. W. Wilkins* (SEAL) *Leticia C. Hall*

Notary Public for South Carolina.  
MY COMMISSION EXPIRES ~~NOVEMBER 23, 1980~~ Nov. 23, 1980

- 200-538.1-1-170

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUCIATION 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, 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 her released.

GIVEN under my hand and seal this 7 day of March 19 72

*Leticia C. Hall* (SEAL) *H. J. Martin*  
*Joe O. Charping*

Notary Public for South Carolina.  
MY COMMISSION EXPIRES ~~NOVEMBER 12, 1979~~ Nov. 12, 1979

RECORDED this 8th day of March 1972, at 1:06 P. M., No. 23980