

MAY 4 4 45 PM '72

Prepared by PRICE & BOAG, Attorneys at Law, Greenville, S. C.

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State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE
Know All Men by These Presents:

That CHARLES O. HOLCOMBE AND GENEVA B. HOLCOMBE, hereafter referred to as Grantor, in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, paid to Grantor by T. KENNETH EDWARDS AND SUSAN JANE S. EDWARDS, hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, their Heirs and Assigns, forever:

ALL that lot of land with the buildings and improvements thereon situate on the southwest side of Artillery Road near the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 5 on plat of property of Leslie & Shaw, recorded in the R. M. C. Office for Greenville County, South Carolina in Plat Book PP at Page 19 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Artillery Road at the joint front corner of Lots 4 and 5 and runs thence along the line of Lot 4 S. 59-30 W. 200 feet to an iron pin; thence S. 30-30 E. 75 feet to an iron pin; thence N. 59-30 E. 200 feet to an iron pin on the southwest side of Artillery Road; thence along Artillery Road N. 30-30 W. 75 feet to the beginning corner.

The above property is the same conveyed to the Grantors by deed recorded in the R. M. C. Office in Deed Book 901, at Page 188.

As a part of the consideration for this conveyance, the Grantees do hereby assume the balance, Eleven Thousand Two Hundred Ninety-Seven and 86/100 Dollars (\$11,297.86), due on that real estate mortgage given by the Grantors to Carolina National Mortgage Investment Company in the original amount of \$11,500.00, recorded in Mortgage Book 1170, at Page 597, which mortgage has been assigned to Talman Federal Savings and Loan Association, Chicago, Illinois.

The Grantors further bargain, sell, release and convey to the Grantees all of their right, title and interest in and to any and all escrow accounts for the payment of taxes, insurance or otherwise, and to any and all funds or balances due in such escrow accounts.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Successors/Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 4th day of April, 1972.

Signed, Sealed and Delivered in the Presence of

Karen Sauls
John B. Price

Charles O. Holcombe (Seal)
Geneva B. Holcombe (Seal)
Grantor (Seal)

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor or the Grantor by its duly authorized officer(s) sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

4th day of April, 1972
John B. Price (Seal)
Notary Public for South Carolina

Karen Sauls

My Commission expires 6-10-80

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify:

unto all whom it may concern, that Mrs. Geneva B. Holcombe, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

4th day of April, 1972
John B. Price (Seal)
Notary Public for South Carolina

Geneva B. Holcombe

My Commission expires 6-10-80

Recorded this 4th day of May, 1972, at 4:46 P.M., No. 29905