

MAY 10 4 16 PM '72

TITLE TO REAL ESTATE—Office of Earle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C. R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, John M. Flynn, of Greenville County

in consideration of Fourteen Thousand, Five Hundred and No/100 (\$14,500.00)----- Dollars, and assumption of mortgage set out below the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Ronald J. Kerr, his heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown as Lot 1 on a plat entitled "Property of Ed High" recorded in the R. M. C. Office for Greenville County in Plat Book 4-N at Page 18 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Merrifield Drive at the joint front corner of Lot 30 of Merrifield Park Subdivision and running thence with the line of Lot 30, S. 20-38 W. 221.8 feet to an iron pin; thence N. 84-00 W. 103.35 feet to an iron pin at the rear corner of Lot 2; thence with the line of Lot 2, N. 20-38 E. 247.8 feet to an iron pin on the southern side of Merrifield Drive; thence with the southern side of Merrifield Drive, S. 69-22 E. 100 feet to the beginning corner.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s) or on the premises.

As a part of the consideration for this conveyance, the grantee expressly assumes and agrees to pay the balance due on that certain note and mortgage in the original sum of \$40,000.00 executed by the grantor to the First Federal Savings and Loan Association of Greenville and recorded in the R. M. C. Office for Greenville County in Mortgage Book 1232 at Page 435, the balance due thereon being the sum of \$40,000.00 as of this date.



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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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: 10th day of May 1972

SIGNED, sealed and delivered in the presence of:

John M. Flynn (SEAL)
John M. Flynn

Bruce Bozeman
Carol A. Abbott

2900
Greenville County Stamps
May 2 1972
Act No. 370 (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 10th day of May 1972

Bruce Bozeman (SEAL)
Notary Public for South Carolina

Carol A. Abbott

My Commission Expires: 8/14/79

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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)' 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 10th day of May 1972

Bruce Bozeman (SEAL)
Notary Public for South Carolina

Madelyn C. Flynn
Madelyn C. Flynn

01-540.5-1-129.2