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TITLE TO REAL ESTATE—Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

DONNIE S. TANKERSLEY

VOL 999 PAGE 705

STATE OF SOUTH CAROLINA } R.H.C.
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, Ellison Hines Threatt, Jr.

in consideration of One (\$1.00) and assumption of mortgage 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 Richard L. Hoffman, his heirs and assigns,

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the city of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 104, Nicholtown Heights, plat of which is recorded in the RMC Office for Greenville County in Plat Book F page 68 and being more particularly described according to revised plat thereof recorded in the RMC Office for Greenville County in Plat Book M page 4, and having according to said plat, the following metes and bounds, to-wit:

Beginning at a point on the north side of Taylor Street, joint corner of Lots 91 & 104, which point is also 110 ft. in easterly direction from northeast corner of intersection of Taylor Street and Bridwell Avenue, and running thence along the rear line of Lots 91, 90 & 89 N. 0-45 W. 120 feet to point, joint corner lots 89, 88, 109 & 104; thence along the line of Lot 109 N. 89-15 E. 38 feet to point joint corner Lots 104, 105, 108, and 109; thence along lot 105 S. 0-45 E. 120 feet to point on north side of Taylor Street, joint front corner Lots 104 & 105; thence with the north side of Taylor Street S. 89-15 W. 38 feet to beginning corner.

This is the same property conveyed to grantor by Conway Barksdale and Claudia Barksdale by deed recorded June 9, 1972 in deed vol. 946 page 60 of the RMC Office for Greenville County, S. C. and is conveyed subject to any recorded restrictions, easements or rights of way or any that may appear on the premises.

As a part of the consideration for this conveyance, the grantee herein assumes and agrees to pay that certain mortgage given to Jane S. Cothran in the original amount of \$4,500 recorded Nov. 17, 1958 in vol. 766 page 60 of the RMC Office for Greenville County, S. C., which mortgage has been assigned to First Piedmont Bank & Trust Company, on which there is a balance due of approximately \$1,000.00.

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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 27 day of May 1974
SIGNED, sealed and delivered in the presence of:
Demaria C. Hall (SEAL)
Ellison Hines Threatt Jr (SEAL)
Alma A. Hill (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)'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 27 day of May 1974
Demaria C. Hall (SEAL)
Ellison Hines Threatt Jr
Notary Public for South Carolina
My commission expires 11-12-79

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)'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 27 day of May 19 74
Demaria C. Hall (SEAL)
Ellison Hines Threatt Jr
Notary Public for South Carolina
My commission expires 11-12-79

RECORDED this day of MAY 27 1974 at M. No. 30035

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