

DEMETRIE J. LIATOS - Attorney At Law
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JAN 6 12 00 PM '76
DONNIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that I, William L. Philen,

in consideration of Four Thousand Three Hundred Sixty and 89/100 (\$4,360.89) -- 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 Andrew A. Phillips and Alice C. Phillips, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, shown and designated as Lot 34, Sherwood Forest Subdivision, plat of which is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book GG, Pages 70 and 71, reference to said plat being hereby craved for a more particular description.

THIS conveyance is made subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

THIS being the same property conveyed to Grantor by deed recorded in the R.M.C. Office for Greenville County in Deed Book 926 at page 592.

GRANTEE does hereby assume that mortgage to Collateral Investment Company recorded in the R.M.C. Office for Greenville County, in Mortgage Book 1208 at page 625, in the original amount of \$16,950.00, and having a present balance of \$16,139.11.



700
4.95

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 30th day of December 19 75

SIGNED, sealed and delivered in the presence of:

William L. Philen (SEAL)

(SEAL)
(SEAL)
(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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 30th day of December 19 75

Donnie S. Tankersley (SEAL)
Notary Public for South Carolina.
A. L. Brown

My Commission Expires 9/15/77

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 30th day of December 19 75

Donnie S. Tankersley (SEAL)
Notary Public for South Carolina.
Mary A. Philen

Commission expires 9/15/77

RECORDED this 6th day of JAN 6 1976 at 12:00 P.M., No 17223

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