

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } Lot 11, Green Fern Drive
Greenville, South Carolina

BOOK 1125 PAGE 101

KNOW ALL MEN BY THESE PRESENTS, That W. Bayne Brown

in consideration of Seven Thousand Two Hundred and No/100ths-----Dollars,
and assumption of the mortgage indebtedness recited hereinbelow

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto James D. Edwards and Michelle H. Edwards, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina and being known and designated as Lot No. 11 of White Oak Hills, Section I, and having, according to a plat by Clarkson Surveying, dated June 21, 1979, recorded in the R.M.C. Office for Greenville County in Plat Book 7-C, at Page 33, the following metes and bounds, to-wit:

BEGINNING at a point on the eastern edge of Green Fern Drive at the joint front corner of Lots 11 and 12 and running thence with the line of Lot 12, N. 78-45 E. 150 feet to a point; thence with the line of Lot 10, S. 11-15 E. 74.4 feet to a point on the northern edge of Spruce Court; thence with the northern edge of Spruce Court, S. 57-45 W. 39.95 feet to a point; thence continuing with Spruce Court, S. 58-15 W. 89.2 feet to a point at the intersection of Green Fern Drive and Spruce Court; thence with the intersection of Green Fern Drive and Spruce Court N. 56-15 W. 35.35 feet to a point; thence with the eastern edge of Green Fern Drive, N. 11-15 W. 80 feet to the point of beginning.

13-305-346-1-11

Being the same property conveyed to the Grantor herein by deed of A. J. Prince Builders, Inc. and Bobby Joe Jones Builders, Inc., dated December 7, 1979 and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 1117 at Page 618.

As a part of the consideration, the Grantees herein assume and agree to pay the balance due on that certain mortgage given by W. Bayne Brown to Poinsett Federal Savings and Loan Association dated December 19, 1979, recorded in the R.M.C. Office for Greenville County in Mortgage Book 1491 at Page 582, said mortgage having a present principal balance of \$41,300.00.

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 2nd day of May, 1980.

SIGNED, sealed and delivered in the presence of:

Lara D. Alexander

W. Bayne Brown (SEAL)

_____ (SEAL)
_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Personally appeared the undersigned witness and made oath that (she saw the within named grantor(s) sign, seal and as the grantor's (s) act and deed, deliver the within written deed and that (she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 2nd day of May, 1980.

Notary Public for South Carolina
My commission expires: _____

Lara D. Alexander
_____ (SEAL)

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 2nd day of May, 1980

Notary Public for South Carolina
My commission expires: _____

Mary Ann S. Brown
_____ (SEAL)

RECORDED: 2 1980
at 4:43 P.M. 32222

OFFICE: UUNN I
MAY 28 1980

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