

TITLE TO REAL ESTATE prepared by McDonald and Cox, Attorneys at Law

STATE OF SOUTH CAROLINA } CO S.C.

COUNTY OF GREENVILLE } 30 AM '81

KNOWN ALL MEN BY THESE PRESENTS, that we, Thomas W. Lowe and Cheryl A. Lowe,

in consideration of Eight Thousand Nine Hundred Fifty Three and 83/100 (\$8,953.⁸³) Dollars, and Assumption of Mortgage,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Patrick H. McDonald and Idalia J. McDonald, their heirs and assigns,

All that certain piece, parcel or lot of land with all improvements thereon situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 51 on plat of Drexel Terrace dated 4/1/61, prepared by Piedmont Engineering Service and recorded in the RMC Office for Greenville County in Plat Book QQ, at page 177, and being more fully shown on plat entitled "Property of David R. Wagner and Martha C. Wagner" prepared by Dalton & Neves Co., Engineers, as having the following metes and bounds, to-wit:

BEGINNING at an IP on the Eastern side of Dexter Drive, joint front corner of Lots 51 and 50 and running thence with said Drive, N 2-29 E 123.7 feet to an IP at the intersection of said Drive and Dellrose Circle; thence N 44-31 E 33.7 feet to an IP on the Southern side of Dellrose Circle; thence with said Circle, N 86-38 E 160 feet to an IP, joint corner of Lots 51 and 52; thence turning S 00-48 E 150.7 feet to an IP, joint corner of Lots 52, 53 and 51; thence S 27-04 W 20.2 feet to an IP, joint rear corner of Lots 51 and 50; thence with the common line of Lots 51 and 50; N 87-08 W 184.4 feet to an IP on the Eastern side of Dexter Drive, the point of beginning.

Subject to all easements, restrictions and rights-of-way, if any, affecting the above described property, and being the identical property conveyed to grantors herein by deed of David R. Wagner and Martha C. Wagner by deed dated and recorded May 28, 1979, in the RMC Office for Greenville County, SC, in deed book 1163, at page 458.

11 (276) 538.1-1-90

As part of the consideration for this deed the grantees herein, Patrick H. McDonald and Idalia J. McDonald, agree to assume the indebtedness on that certain mortgage given by David R. Wagner and Martha C. Wagner to Collateral Investment Co. in the original amount of \$68,900.00, dated 1/5/79, and assumed by Thomas W. Lowe and Cheryl A. Lowe on May 29, 1979.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 29th day of March 19 81.

SIGNED, sealed and delivered in the presence of:

Patrick H. McDonald (SEAL) Thomas W. Lowe (SEAL) Cheryl A. Lowe (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 29th day of March 19 81.

Patrick H. McDonald (SEAL) Cheryl A. Lowe (SEAL)

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, 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 29th day of March 19 81.

Cheryl A. Lowe (SEAL)

Notary Public for South Carolina. My commission expires: 26130

RECORDED this MAR 23 1981 day of 19 at 11:30 AM, No.

0793

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