

Tax Map Reference No. G04-01-57

Grantee's Address:  
112 Lee Circle  
Greer, South Carolina

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
CO. S.C.  
SEP 16 9 06 AM '81

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KNOW ALL MEN BY THESE PRESENTS, that I, MENDEL T. HAWKINS

in consideration of Twenty-Five Thousand Four Hundred Eighty-Six & 29/100 (\$25,486.29) Dollars, and the assumption of that certain mortgage hereinafter referred to the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto WILLIE W. FLYNN and TAMMY H. FLYNN, their heirs and assigns:

ALL that certain parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greer, on the north side of Lee Circle, being known and designated as Lot No. 14 on a plat of the subdivision of Maple Heights, recorded in Plat Book MM, Page 31, and also as further shown on a plat of property prepared for Donald R. Pritchard, dated May 20, 1976, recorded in Plat Book 4-0, at Page 335 in the R.M.C. Office for Greenville County.

This conveyance is made subject to all restrictions recorded in Deed Book 606, Page 155, and to all easements, restrictions and rights-of-way which may effect the property hereinabove described.

11 (286) G 4-1-57

DERIVATION: This being the same property conveyed to grantor herein by deed of Eddie W. Reece and Sarah J. Reece dated July 19, 1981 and recorded in Deed Book 1152, Page 48, R.M.C. Office for Greenville County.

As part of the consideration, the grantee expressly assumes the principal balance due under that certain note and mortgage heretofore given by Donald R. Pritchard to North Carolina National Bank dated May 26, 1976 in the original amount of \$23,100.00 and recorded in the R.M.C. Office for Greenville County in Mortgage Book 1388, Page 616; and having a principal balance as of this date in the amount of \$22,013.71.

Also as part of the consideration, grantor transfers and releases unto grantees all right, title and interest in the escrow account maintained by the North Carolina National Bank, the mortgagee.

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 16 day of September 1981.

SIGNED, sealed and delivered in the presence of:

*William Brewster*  
\_\_\_\_\_  
*William Brewster*  
\_\_\_\_\_

*Mendel T. Hawkins*  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF SOUTH CAROLINA  
DOCUMENTARY TAX COMMISSION  
DOCUMENTARY TAX STAMP  
51.00

STATE OF SOUTH CAROLINA  
COUNTY OF SPARTANBURG

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 16 day of September 1981.

*William Brewster*  
\_\_\_\_\_  
Notary Public for South Carolina. 10-26-82

SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
28.05

STATE OF SOUTH CAROLINA  
COUNTY OF SPARTANBURG

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

16 day of September 1981  
*William Brewster*  
\_\_\_\_\_  
Notary Public for South Carolina. 10-26-82

*William Brewster*  
\_\_\_\_\_

RECORDED SEP 16 1981 at 9:06 A.M. 6929

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