

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
205 Carolina Avenue
Greenville, S. C. 29607

FILED
MAR 22 2 34 PM '83

KNOW ALL MEN BY THESE PRESENTS, DONNIE PRESENTS WILEY R.H.C. WILLIAM C. STUART and CAROL P. STUART

in consideration of Eighteen Thousand and no/100ths (\$18,000.00) ----- Dollars
and subject to mortgage indebtedness set forth below
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto J. MARK WELLS and JOSEPH A. WELLS, their heirs and assigns:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being on the western side of Oriole Street, Greenville County, South Carolina, being shown and designated as Lot No. 21 on a Map OF WADE HAMPTON GARDENS, made by Dalton & Neves, Engineers, dated March, 1961, recorded in the RMC Office for Greenville County, S. C., in Plat Book MM, page 199, reference to which is hereby craved for the metes and bounds thereof, said lot being 108 feet wide and 165 feet deep.

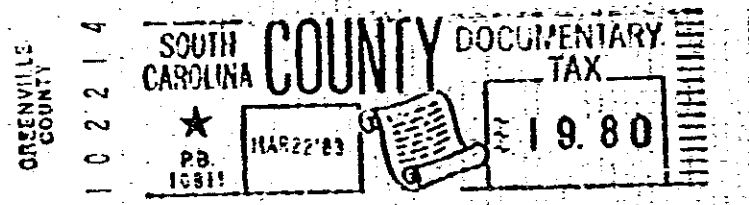
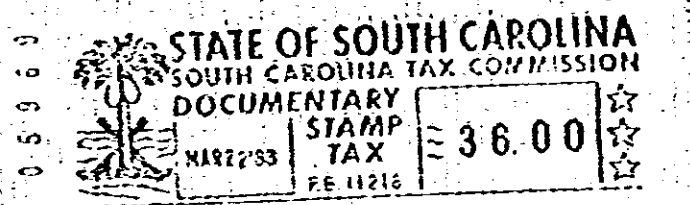
The above property is the same conveyed to the Grantors by deed of Hillard S. Kloda, Trustee, recorded in Deed Book 1147, page 465 on May 5, 1981, and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

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The within conveyance is made subject to a first mortgage given to C. Douglas Wilson & Company, by James E. Hardin, recorded in Mortgage Book 929, page 359, on July 29, 1963, in the original sum of \$18,000.00.

The within conveyance is further made subject to a second mortgage to United Virginia Mortgage Corporation given by William C. Stuart, et al, recorded in Mortgage Book 1540, page 811, on May 5, 1981, in the original sum of \$30,125.00.

The Grantors do hereby assign, transfer and setover unto the Grantees all their right, title and interest in and to any escrow funds maintained by the mortgagee on the mortgage loans.



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 assigns against the grantor(s) and the grantor'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 21st day of March 19 83
Signed, sealed and delivered in the presence of:
Constance G. McBride (SEAL) William C. Stuart (SEAL)
John M. Dillard Carol P. Stuart (SEAL)
WILLIAM C. STUART
CAROL P. STUART

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 21st day of March 19 83
Constance G. McBride (SEAL) John M. Dillard
Notary Public for South Carolina
My commission expires: 5/22/83

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
21st day of March 19 83
Constance G. McBride (SEAL) Carol P. Stuart
Notary Public for South Carolina
My commission expires: 5/22/83
Carol P. Stuart

RECORDED this MAR 22 1983 19 at 2:34 P. M., No 23959

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