

BOOK 788

WARRANTY DEED

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

DEC 17 1963

SS:

Dated this 17th day of September, 1963.

KNOW ALL MEN BY THESE PRESENTS: That ROBERT D. PHILLIPS and OLLIE G. PHILLIPS, husband and wife, of the County of Greenville, State of South Carolina, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to them in hand paid by THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, an Indiana corporation, of Allen County, State of Indiana, have granted sold and conveyed and by these presents do grant, sell and convey unto THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, of the County of Allen, State of Indiana, all that certain lot, tract or parcel of land situated in Greenville County, South Carolina, being more particularly described as follows, to wit:

in the City of Greenville on the North side of Potomac Avenue and being known and designated as Lot No. 153 of Pleasant Valley, Section 1, as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "P", at Page 93 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the North side of Potomac Avenue at the joint front corner of Lots Nos. 152 and 153 and running thence along the North side of said Avenue, South 89 degrees 52 minutes West, 60 feet to an iron pin; thence along the joint line of Lots Nos. 153 and 154, North 0 degrees 08 minutes West, 160 feet to an iron pin; thence North 89 degrees 52 minutes East, 60 feet to an iron pin; thence South 0 degrees 08 minutes East, 160 feet to the point of beginning.

This Deed is in absolute conveyance of title in effect as well as in form and is not intended as a mortgage, trust conveyance, or security of any kind. The consideration therefor is full release of all debts, notes, obligations, costs and charges heretoforth subsisting on account and by the terms of that certain mortgage heretofore existing on the property herein conveyed, executed by Robert D. Phillips and Ollie G. Phillips, husband and wife, to the GENERAL MORTGAGE CO. recorded in Book 880, Page 437 of the records of Greenville County, South Carolina on January 31, 1962 at 3:06 P.M., which said mortgage was assigned to THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, an Indiana corporation, by endorsement of GENERAL MORTGAGE CO. on the back of the said mortgage on January 31, 1962, this conveyance completely satisfying said obligation and terminating said mortgage and the notes secured thereby and any effect thereof in all respects.

TO HAVE AND TO HOLD the above described premises, together with all and singular rights and appurtenances thereto and anywise belonging to the said THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, its successors and assigns, forever, and they do hereby bind themselves, their heirs, executors, administrators, to Warrant and Forever Defend, all and singular the said premises unto said THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, its successors, and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

IN WITNESS WHEREOF, the said parties of the first part have executed

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