

JAN 16 2 39 PM 1968

BOOK 836 PAGE 237

TITLE TO REAL ESTATE—Offices of Earle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

CLERK FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

County Stamps Paid 86.60
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that I, Ben C. Sanders, of Greenville County,

in consideration of Six Thousand and No/100-----(\$ 6,000.00)----- Dollars,
and the assumption of mortgage set out 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 Peter J. McCord and Ann L. McCord, their heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon,
situate, lying and being in the State of South Carolina, County of Greenville, being known
and designated as Lot 38 of a subdivision known as Cedar Terrace according to plat thereof
prepared October 26, 1965, by G. A. Wolf, R. L. S., and recorded in the R. M. C. Office
for Greenville County in Plat Book BBB at Page 137 and having, according to said plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Pinehurst Drive, joint front
corner of Lots 37 and 38 and running thence with the joint line of said lots, S. 80-24 E.
188.7 feet to an iron pin on the western bank of a branch at Thomason's property; thence
with the branch as the line, the traverse line of which is N. 20-37 E. 101.8 feet to an iron
pin at the joint rear corner of Lots 38 and 39; thence with the joint line of said lots,
N. 80-24 W. 208.1 feet to an iron pin on the eastern side of Pinehurst Drive, joint front
corner of Lots 38 and 39; thence with the eastern side of Pinehurst Drive, S. 9-36 W. 100
feet to the point of beginning; being the same conveyed to me by W. & D. Developers, Inc.
by deed dated July 24, 1967, and recorded in the R. M. C. Office for Greenville County in
Deed Vol. , at Page

This conveyance is made subject to any restrictions or easements that may
appear of record, on the recorded plat (s), or on the premises.

The grantees herein expressly assume and agree to pay the balance due on a
certain note and mortgage executed by the grantor on July 25, 1967 in the original sum of
\$ 20,000.00 in favor of First Federal Savings and Loan Association of Greenville, recorded
in the R. M. C. Office for Greenville County in Mortgage Book 1064, at Page 495, on which
there is a balance due of \$ 20,000.00 as of this date.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns,
forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 16th day of January 19 68.

SIGNED, sealed and delivered in the presence of:

Ben C Sanders (SEAL)
Ben C. Sanders

(SEAL)
(SEAL)
(SEAL)

Patrick A. Grayson
Carolyn G. Abbott

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 16th day of January 19 68

Patrick A. Grayson (SEAL)
Notary Public for South Carolina COMMISSION EXPIRES
JANUARY 1 1970

Carolyn G. Abbott

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 re-
linquish 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 16th
day of January 19 68.

Freed M Sanders
Freed M. Sanders

Patrick A. Grayson (SEAL)
Notary Public for South Carolina COMMISSION EXPIRES

RECORDED this 16th. day of JANUARY 1 1968 at M. No.

Recorded January 16, 1968 At 2:39 P.M. # 19174

1799-1-1-237