

TITLE TO REAL ESTATE-Riley & Riley, Attorneys at Law, E. Coffee Street, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.  
JUN 28 12 07 PM 1968

BOOK 847 PAGE 414

County Stamps Paid \$ 3.85  
See Act No.380 Section 1

OLLIE FARNSWORTH  
R. M. S.

KNOW ALL MEN BY THESE PRESENTS, that Jeanne R. Rutkowski

in consideration of THREE THOUSAND FIVE HUNDRED and NO/100 (\$3,500.00)----- Dollars,  
plus assumption of mortgage (see 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 Elsie I. Bond, her heirs or assigns, forever:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, in the City of Greenville, located on the western side of Penn Street (formerly Smith Street) and being known and designated as portions of Lots Nos. 110 and 111 of D. T. Smith Subdivision as shown by plat thereof recorded in Plat Book H at Page 279 and also plat prepared by L. P. Slattery dated January 18, 1952, in Plat Book AA at Page 198 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Penn Street (formerly Smith Street) which iron pin is located N. 25-20 W., 328.6 feet from the intersection of Penn Street with Tallulah Drive; thence S. 63-17 W., 195.8 feet to an iron pin; thence N. 31-18 W., 60 feet to an iron pin; thence N. 63-12 E., 202 feet to an iron pin on the western side of Penn Street; thence with the western side of said Street, S. 25-20 E., 60 feet to the beginning corner.

Being the same property conveyed to the grantor herein and John S. Rutkowski by deed recorded in Deed Volume 725 at Page 374. John S. Rutkowski died testate December 21, 1965, as shown by record of his estate recorded in the Probate Court for Greenville County in Apt. 928 at File 08. Under the terms of his Will, all of his property went to his wife, the grantor herein.

As part of the consideration herein, the grantee assumes and agrees to pay the balance due on that certain note and mortgage given by Marion E. Wright to Fidelity Federal Savings and Loan Association in the original amount of \$12,400.00 recorded on December 2, 1957, in REM Volume 732 at Page 370 in the RMC Office for Greenville County, upon which there remains a balance due of \$11,080.05.

This conveyance is made subject to any restrictive covenants, building set-back lines, rights-of-way and easements which may affect the above described property.

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 28 day of June 19 68

SIGNED, sealed and delivered in the presence of:

Jeanne R. Rutkowski (SEAL)

Walter Childers Jr.  
Dennis C. Roth

\_\_\_\_\_ (SEAL)

\_\_\_\_\_ (SEAL)

\_\_\_\_\_ (SEAL)

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 28 day of June 1968

Walter Childers Jr. (SEAL)  
Notary Public for South Carolina  
My Commission Expires: 11/21

Walter Childers Jr.

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville } RENUNCIATION OF DOWER  
(GRANTOR WOMAN)

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

day of 19 \_\_\_\_\_

Notary Public for South Carolina

RECORDED this 28 day of June 1968 at 12:07 P. M., No. 33483

2550

519-205-1-181