

FEB 27 4 56 PM '70

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, PETE G. BIKAS

in consideration of One and no/100 (\$1.00)-----Dollars,
and assumption of the below mentioned mortgage
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto THOMAS G. BIKAS, his heirs and assigns forever:

ALL that piece, parcel, or lot of land, with the buildings and improvements thereon, in the City of Greenville, County of Greenville, State of South Carolina, on the southwestern side of Hampton Avenue, being shown as Lot 3, Block 1, Page 23 of the City Block Book, being more particularly described as follows:

BEGINNING at an iron pin on the southwestern side of Hampton Avenue which is 116 feet, more or less, from the corner of Lloyd Street and Hampton Avenue and running thence with the southwestern side of Hampton Avenue, N 40 W 52 feet, more or less, to an iron pin; thence S 40-1/2 W 116 feet, more or less, to a point in line of lot now or formerly owned by T. M. Pickens; thence with the line of said lot, S 44-1/2 E 52 feet, more or less; to pin; thence N 40-1/2 E 110 feet, more or less, to the point of beginning.

Being the same conveyed to the Grantor by deed recorded in the R. M. C. Office for Greenville County, South Carolina, in Deeds Book 802, Page 182.

The Grantee assumes and agrees to pay the balance on the promissory note executed by the Grantor to Alvin J. Hill, in the sum of Five Thousand Five Hundred (\$5,500.00) Dollars, dated July 15, 1966, secured by mortgage recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Book 1035, Page 547.

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 26th day of February, 1970

SIGNED, sealed and delivered in the presence of:

Pete G. Bikas (SEAL)

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

SWORN to before me this 26th day of February, 1970

Jack E. Bloom (SEAL)
Notary Public for South Carolina. NOTARY PUBLIC FOR SOUTH CAROLINA
My commission expires 27 day MY COMMISSION EXPIRES AUGUST 16, 1977
Loretta Hart

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 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 26th day of February, 1970
Jack E. Bloom (SEAL)
Notary Public for South Carolina. NOTARY PUBLIC FOR SOUTH CAROLINA
My commission expires 27 day MY COMMISSION EXPIRES AUGUST 16, 1977
Sophia Bikas
M., No _____

500-23-1-3