

SEP 4 4 47 PM '70

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Sam C. Montaltos and Marilyn McM. Montaltos

in consideration of Fifteen Thousand and no/100 (\$15,000.00)----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Nadine M. Neff, her heirs and assigns forever

All that certain piece, parcel or lot of land situate on the southern side of East Lake Shore Drive in the County of Greenville, State of South Carolina being shown as all of lot 175 and a portion of lot 174 and a portion of lot 815 as shown on a plat of Lake Lanier Development dated May 25, 1925 prepared by George Kershaw recorded in Plat Book G at page 36 in the R.M.C. Office for Greenville County and also being shown on a plat of the property of Nadine Neff dated March 18, 1970 prepared by W. N. Willis, Engineer, and having according to said latter plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the southern side of East Lake Shore Drive at the joint front corner of lot 175 and lot 174 and running thence with new line through 174 S. 50-30 E. 219 feet to an iron pin on the western side of Wellesly Drive; thence with said Drive S. 4-45 W. 36 feet to an iron pin in the line of lot 817; thence with the line of lot 817 N. 87-35 W. 150 feet to an iron pin; thence S. 75-16 W. 23 feet to an iron pin in the line of lot 176; thence with lot 176 N. 13-W. 150 feet to the iron pin on East Lake Shore Drive; thence N. 51-40 E. 47 ft. to beginning.

This property is conveyed subject to a right of ingress and egress over steps leading from East Lake Shore Drive, said steps being shown on the eastern property line of the aforescribed property as shown on the aforementioned recent survey. This easement was originally stated in deed recorded in Deed Book 251 at page 393 in the R.M.C. Office for Greenville County.

This property is also conveyed subject to all other recorded easements, restrictions and rights of way, if any, affecting said property.

This is the same property conveyed to the grantors by deed recorded in Deed Book 723 at page 247 in the R.M.C. Office for Greenville County.

Grantee to pay 1970 County Property Taxes

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 1st day of April MAY 19 70.

SIGNED, sealed and delivered in the presence of:

Jane H. Jones (SEAL)
Marilyn A. Montaltos (SEAL)
Marilyn Montaltos (SEAL)



STATE OF SOUTH CAROLINA Florida PROBATE
COUNTY OF GREENVILLE PALM BEACH

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 1st day of April MAY 19 70.

Jane H. Jones Notary Public, State of Florida at Large
Notary Public for South Carolina My Commission expires October 9, 1971
My commission expires: 8/14/71

STATE OF SOUTH CAROLINA Florida RENEUNCIATION OF DOWER
COUNTY OF GREENVILLE PALM BEACH

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, 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

1st day of April MAY 19 70
Jane H. Jones (SEAL)

Notary Public for South Carolina My Commission expires October 9, 1971
My commission expires: 8/14/71

16.50