

State of South Carolina

TITLE TO REAL ESTATE

GREENVILLE COUNTY, S. C.

Know All Men by These Presents:

That We, James E. Burns and Doris B. Burns, hereafter referred to as Grantors in consideration of the sum of Three Thousand, Nine Hundred Seventy-three & 14/100 DOLLARS, paid to Grantors and assumption of mortgage hereinbelow set forth by Emiko Hawkins hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, Emiko Hawkins, her heirs and assigns:

All that piece, parcel or lot of land, with the buildings and improvements situate thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 12, Section B, Elletson Acres, the plat of which is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ at Page 5, and revised and recorded in Plat Book QQ at Page 4.

BEGINNING at an iron pin on the northerly side of Lowndes Avenue, joint front corner of Lots 11 and 12, and running thence N. 47-53 W., 191 feet to an iron pin, joint rear corner of Lots 11 and 12; thence N. 48-00 E., 85.2 feet to an iron pin, joint rear corner of Lots 12 and 13; thence S. 47-53 E., 182 feet to an iron pin on Lowndes Avenue, joint front corner of Lots 12 and 13; thence along Lowndes Avenue, S. 42-07 W., 85 feet to an iron pin at the point of beginning.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, that certain note and mortgage given by grantors to C. Douglas Wilson & Co., in the face amount of \$15,100.00, dated October 14, 1959, said mortgage being recorded in the R.M.C. Office for Greenville County in R.E.M. Book at 805 at Page 549, on which there is a balance due of \$12,526.86.

This is the same property conveyed to the grantors herein by deed of Analane C. Gibson by deed dated October 14, 1959, recorded in the Office of the R.M.C. for Greenville County in Deed Book 636 at Page 392.



TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantors this 21st day of August 1967.

Signed, Sealed and Delivered in the Presence of

Signatures of witnesses: J. M. Sturges & Jewell L. Payne

Signatures of grantors: James E. Burns, Doris B. Burns (Seal)

Grantors

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantors sign, seal and as Grantors act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

21 day of August 1967

Signature of Notary Public for South Carolina

My Commission expires at the pleasure of the Governor

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Doris B. Burns, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

21 day of August 1967

Signature of Notary Public for South Carolina

Signature of Doris B. Burns

My Commission expires at the pleasure of the Governor.

Recorded this 22nd day of August 1967, at 11:54 A.M., No. 5737

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