

TITLE TO REAL ESTATE—Leatherwood, Walker, Todd & Mann, Greenville, S. C.

BOOK 844 PAGE 347

STATE OF SOUTH CAROLINA }  
COUNTY OF



KNOW ALL MEN BY THESE PRESENTS, that I, Willie L. Hicks,

in consideration of Twenty-four Hundred and No/100 (\$2,400.00) Dollars,  
and assumption of mortgage indebtedness set forth below  
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted,  
bargained, sold and released, and by these presents do grant, bargain, sell and release unto  
William Allen Armstrong and Louise Randolph N. Armstrong, their heirs and assigns forever:

All that certain piece, parcel or lot of land being known and designated as Lot 38 of a  
Subdivision known as McSwain Gardens according to a plat thereof recorded in Plat Book  
GG at page 75 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of McSwain Drive, at the joint front corner  
of Lots Nos. 37 and 38 and running thence with the joint line of said lots, S. 64-19 W. 130  
feet to an iron pin at the corner of Lots 35 and 38; thence along the rear line of Lot No. 35,  
N. 25-41 W. 99.8 feet to an iron pin at the joint rear corner of Lots Nos. 38 and 39; thence  
with the joint line of said lots, N. 64-19 E. 135.8 feet to an iron pin on the western side of  
McSwain Drive, joint front corner of Lots Nos. 38 and 39; thence with the western side of  
the said McSwain Drive, S.22-23 E. 100 feet to the point of beginning.

Being the same lot conveyed to the grantor herein by deed of Robert A. Dobson, III,  
recorded in Deed Book 838 at Page 192.

This conveyance includes the house air conditioning and any carpet installed therein.

This conveyance is subject to any restrictions or easements that may appear of record on  
the above mentioned recorded plat or on the premises themselves.

As part of the consideration the grantees assume payments of a mortgage which was given  
to the First Federal Savings and Loan Association of Greenville, S. C. on February 19,  
1968. This mortgage was in the original amount of \$20,650.00 and is recorded in Mortgage  
Book 1084 at Page 380 and there is a present balance due of \$20,489.21.

County Stamps Paid \$2.75  
See Act No.380 Section 1

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)'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 assigns against the grantor(s) and the  
grantor(s)'s heirs 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 15<sup>th</sup> day of May 19 68.  
SIGNED, sealed and delivered in the presence of: Willie L. Hicks (SEAL)

Paul G. Pruitt (SEAL)  
Dorothy H. Harty (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE } 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 15<sup>th</sup> day of May 19 68.  
Paul G. Pruitt (SEAL) Dorothy H. Harty

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } 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  
15<sup>th</sup> day of May 19 68.  
Paul G. Pruitt (SEAL) Anne Carter Hicks

Notary Public for South Carolina. My Commission Expires 1/1/1971  
My Commission Expires:  
RECORDED this 20 day of May 19 68 at 1:53 P. M., No. 29920

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