

TITLE TO REAL ESTATE - PARKER M. TABOR AND MARIAN G. TABOR, GRANTORS, O. L. F. FARNSWORTH, GRANTEE, Office Building, Greenville, S. C. R. M. C. STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that we, James H. Filling, Jr., and Virginia L. Filling,

in consideration of Twenty Thousand One Hundred Fifteen and 43/100---(\$20,115.43)----Dollars, and assumption of mortgage as hereinbelow set out, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Parker M. Tabor and Marian G. Tabor, their heirs and assigns, forever;

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being at the northwesterly intersection of Donington Drive and Lambourn Way, being known and designated as Lot No. 111 on plat of Kingsgate, as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "WWW," at Pages 44 and 45, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Donington Drive, said pin being the joint front corner of Lots 110 and 111, and running thence with the common line of said lots N 19-03 W, 160.9 ft. to an iron pin, joint rear corner of Lots 110 and 111; thence N 66-45 E, 151.8 ft. to an iron pin on the southwesterly side of Lambourn Way; thence with the southwesterly side of Lambourn Way, S 16-35 E, 149.4 ft. to an iron pin at the intersection of Donington Drive and Lambourn Way; thence on a curve, the chord of which is S 27-34 W, 35.9 ft. to an iron pin on the northerly side of Donington Drive; thence with the northerly side of Donington Drive, N 71-51 E, 118.4 ft. to an iron pin, the point of beginning.

This is the same property conveyed to the Grantors herein by deed of John C. Cothran and Ellis Darby, Jr., dated August 1, 1969, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 873, at Page 93.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, affecting the above-described property, including restrictions applicable thereto as recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 861, at Page 73.

As a part of the consideration herein, the Grantees do hereby assume and agree to pay the balance due on that certain mortgage given to Fidelity Federal Savings & Loan Association, in the original amount of \$35,000.00, dated March 11, 1969, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Mortgage Book 1119, at Page 359.

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 15th day of July 1971.

SIGNED, sealed and delivered in the presence of:

John G. Kemp, Margaret B. Parks



James H. Filling, Jr. (SEAL), Virginia L. Filling (SEAL)

South Carolina Documentary stamps, Greenville County, Act No. 380 Sec. 1

STATE OF SOUTH CAROLINA } COUNTY OF Craven }

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) 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 day of July 1971

Margaret B. Parks (SEAL)

John G. Kemp

Notary Public for South Carolina, My commission expires August 6, 1971

STATE OF SOUTH CAROLINA } COUNTY OF Craven } 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 15 day of July 1971

Margaret B. Parks (SEAL)

Virginia L. Filling

Notary Public for South Carolina, My commission expires August 6, 1971

RECORDED this 20 day of July 1971 at 3:22 P. M. No. 1968

271-541.5-1-86