

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

NOV 5 10 53 AM '71

RANDALL M. PHILLIPS
OLLIE FARNSWORTH
R. H. C.

KNOW ALL MEN BY THESE PRESENTS, that

in consideration of One Thousand Three Hundred and No/100-----(\$1,300.00)--- Dollars

AND ASSUMPTION OF MORTGAGE INDEBTEDNESS, SET FORTH BELOW
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

BOBBY JOE JONES, his heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the Southern side of Hunts Bridge Road in Greenville County, South Carolina, being a part of property of the Estate of William, Elvira and Darthular Shockley, recorded in the RMC Office for Greenville County, S. C., in Plat Book H, page 115, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southern side of Hunts Bridge Road at the corner of property now or formerly owned by C. Garren, and running thence with the Garren line, S. 26 1/2 W., 571 feet to an iron pin; thence in a Westerly direction parallel to Hunts Bridge Road, 153 feet to an iron pin; thence N. 26 1/2 E., 571 feet to an iron pin on the Southern side of Hunts Bridge Road; thence along the Southern side of Hunts Bridge Road, in an Easterly direction, 153 feet to an iron pin, the beginning corner.

This is the same property conveyed to the Grantor herein by deed of R. D. Hutchens, et al, recorded in Deed Book 874, page 501, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

As a part of the consideration for this deed, the Grantee assumes and agrees to pay in full the indebtedness due on a note and mortgage covering the above described property given by Randall M. Phillips to Collateral Investment Company in the original sum of \$9400.00 recorded in Mortgage Book 1135, page 229, which has a present balance due in the sum of \$

As a part of the consideration for this deed, the Grantor assigns and transfers to the Grantee all his right, title and interest in and to any escrow deposits maintained by the above named mortgagee in connection with the mortgage loan covering the above described property.

The Grantee agrees to pay Greenville County property taxes for 1971,

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 assigns against the grantor(s) and the grantor'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 4th day of November 1971..

SIGNED, sealed and delivered in the presence of

Randall M. Phillips (SEAL)
Randall M. Phillips

John M. Dillard
John M. Dillard
Frances B. Holtzclaw
Frances B. Holtzclaw



(SEAL)
Greenville County
Stamp
Paid \$ 1.65 (SEAL)
Act Notary Sec (SEAL)

STATE OF SOUTH CAROLINA
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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 4th day of November 19 71

Frances B. Holtzclaw (SEAL)
Notary Public for South Carolina Frances B. Holtzclaw
My commission expires 9/15/79

John M. Dillard
John M. Dillard

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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 4th day of November 19 71.

Betty P. Phillips
Betty P. Phillips

Frances B. Holtzclaw (SEAL)
Notary Public for South Carolina Frances B. Holtzclaw
My commission expires 9/15/79

RECORDED this 5th day of November 19 71 at 10:53 A. M., No. 12918

355-509.2-1-47