

HORTON, DRAWDY, DILLARD, MARCHBANKS, C. GREENVILLE, S. C. 29603

FILED

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

Nov 17 4 52 PM '71  
OLLIE FARNSWORTH  
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that **RACKLEY-HAWKINS, LTD.**  
A Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at  
Greenville, State of South Carolina, in consideration of **FIVE THOUSAND SIX HUNDRED (\$5,600.00)**-----  
**AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW** Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto **A. HOOPER SKARDON, Jr. and Susan W. Skardon**, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, together with buildings and improvements, situate, lying and being in the State of South Carolina, County of Greenville, in the Town of Mauldin, on the Northern side of Shadecrest Drive, being shown and designated as Lot No. 45 on a Plat of **HILLSBOROUGH**, Section 2, made by Jones Engineering Services dated November, 1970, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4F, Page 51, reference to which Plat is hereby craved for the metes and bounds thereof.

The above property is part of the same conveyed to Rackley-Hawkins, Ltd. by deed of Otis P. Moore, et al, recorded in Deed Book 867, Page 45, 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 of this deed, the Grantee assumes and agrees to pay in full the indebtedness due on the note and mortgage covering the above described property owned by First Federal Savings and Loan Association in the original sum of \$23,000.00 dated July 28, 1971, and recorded in the RMC Office for said County and State in Mortgage Book 1200, Page 390, which has a present balance due in the sum of \$ 22,300.00.


The Grantee agrees to pay Greenville County and Town of Mauldin property taxes for the tax year 1971 and subsequent years.

ALSO, ALL that piece, parcel or triangular strip being a portion of Lot No. 46 **HILLSBOROUGH** Section 2 as shown on a plat recorded in the RMC Office for said County and State in Plat Book 4F, Page 51, and having according to a Revision of Lots Nos. 45 and 46, made by Carolina Surveying Company dated August 20, 1971, the following metes and bounds, to-wit:  
(Continued on reverse side)

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 does hereby bind itself and its successors 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 of any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 17th day of November 19 71.

SIGNED, sealed and delivered in the presence of:

*John A. ...*  
*Barbara B. ...*  
  
By: *Joe E. Hawkins*  
**RACKLEY-HAWKINS, LTD.** (SEAL)  
A Corporation  
President and Secretary  
**Joe E. Hawkins**  
Secretary

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 17th day of November 19 71.

*Barbara B. ...* (SEAL)  
Notary Public for South Carolina  
My commission expires 7/15/81

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, at \_\_\_\_\_ M., No. \_\_\_\_\_

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