

DEC 28 3 37 PM '71
MCKAY, FANT & RAINEY
Attorneys at Law
Greenville, S. C.
R. M. C.

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

Know All Men by These Presents:

That we, Emmett E. Penwell and Linda W. Penwell in the State aforesaid, in consideration of the sum of Two thousand six hundred and no/100-(\$2,600.00)-----DOLLARS, and assumption of mortgage set forth below, to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Junius R. Ashmore and Lucille B. Ashmore, their heirs and assigns, forever;

ALL that lot of land, with the buildings and improvements thereon, situate on the north side of Cahu Drive near the City of Greenville, in Greenville County, South Carolina, being shown as Lot 12 on Plat of Property of Hughes and Cale, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book EE, Page 128, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Cahu Drive at the joint front corner of Lots 11 and 12 and runs thence along the line of Lot 11 N. 4-31 E. 186.4 feet to an iron pin; thence N. 85-29 W. 11.3 feet to an iron pin; thence S. 43-01 W. 110.4 feet to an iron pin; thence S. 4-31 W. 100 feet to an iron pin on the north side of Cahu Drive; thence along Cahu Drive S. 85-29 E. 80 feet to the beginning corner.

This is the same property conveyed to the grantors by deed recorded in the R.M.C. Office for Greenville County in Deed Book 861 at page 420.

As part of the consideration for this conveyance, the grantees assume and agree to pay the balance due on that mortgage given by the grantors to Cameron-Brown Company in the original amount of \$16,300.00, recorded in the R.M.C. Office for Greenville County on February 6, 1969, in Mortgage Book 116, at page 369, the present principal balance now due and owing being \$15,853.51.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements, and rights-of-way, if any, affecting the above described property.

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(s) hereinabove named, and their Heirs and Assigns forever.

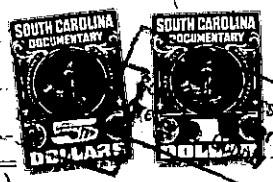
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's (s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's (s) Heirs and Assigns against the grantor(s) and the grantor's (s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's (s) hand and seal this 28th day of December in the year of our Lord One Thousand Nine Hundred and Seventy-one

Signed, Sealed and Delivered in the Presence of

Elizabeth G. Johnson
Patrick C. Fant

Emmett E. Penwell (Seal)
Linda W. Penwell (Seal)



Greenville County
Stamps (Seal)
Paid \$330
Act No. 380 Sec. 1

State of South Carolina, } Personally appeared before me Elizabeth G. Johnson
Greenville County

and made oath that s he saw the within named grantor(s) Emmett E. Penwell and Linda W. Penwell sign, seal and as their act and deed deliver this within written deed, and that s he, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 28th day of December, A. D. 19 71
Patrick C. Fant (Seal)
Notary Public for South Carolina
My Commission expires: 4-17-79

Elizabeth G. Johnson

State of South Carolina, } RENUNCIATION OF DOWER
Greenville County } I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Linda W. Penwell wife of the within named Emmett E. Penwell 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 Junius R. Ashmore and Lucille B. Ashmore, their Heirs 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 within mentioned and released.

GIVEN under my hand and seal this 28th day of December, A. D. 19 71
Patrick C. Fant (Seal)
Notary Public for South Carolina
My Commission expires 4-17-79
Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 28th day of December 19 71, at 3:37 P.M., No. 17547

Linda W. Penwell

271- P16.2-1-32