

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS that I, Dan E. Bruce,

Greenville County
Stamps
Paid \$28.60
Act No. 321 Sec. 1

in consideration of Twenty-Five Thousand, Five Hundred Twenty-Five and 63/100 Dollars (\$25,525.63), and assumption of mortgage, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Vernon M. Mustian, his heirs and assigns, forever:

ALL that piece, parcel, or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in Paris Mountain Township, being shown and designated as Lots 19 and 20 on a plat of "Buxton", which plat is recorded in The R. M. C. Office for Greenville County in Plat Book 4-N, at Pages 2, 3, and 4, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Bromsgrove Drive, joint front corner of Lots 18 and 19, and running thence with said Lots, S. 23-43 E. 198.0 feet to an iron pin in the line of Lot 25, joint rear corner of said Lots; thence N. 74-49 E. 175.0 feet to an iron pin on the western side of Dronfield Drive; thence with said Drive, S. 05-04 E. 80.0 feet, and S. 01-20 W. 75.7 feet to a point in the intersection of Dronfield Drive and Bromsgrove Drive; thence with the curve of the intersection of Dronfield Drive and Bromsgrove Drive, the chord of which is N. 50-42 W. 30.7 feet to an iron pin on the south side of Bromsgrove Drive; thence with said Drive, S. 77-17 W. 66.0 feet, S. 79-23 W. 111.0 feet, and S. 84-30 W. 46.0 feet to an iron pin, the point of beginning.

As a part of the consideration, the grantee herein assumes and agrees to pay the balance due on that mortgage given by grantor herein to First Federal Savings and Loan Association, which mortgage is recorded in the R. M. C. Office for Greenville County in Mortgage Book 1215-235, and having a balance of approximately \$54,474.37.

Derivation: 931-57.

-296-445.1-1-88,89

This conveyance is subject to any and all easements, rights-of-way, set-back lines, roadways, or other encumbrances.

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 28th day of February 1974.

SIGNED, sealed and delivered in presence of:

J. W. Howard
D. E. Bruce

DAN E. BRUCE



STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and at 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 28th day of February, 1974.

J. W. Howard
Notary Public for South Carolina (SEAL)

My Commission Expires 2-1-83

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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)' 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 28th day of February 1974

D. E. Bruce
Notary Public for South Carolina. My Commission Expires 2-1-83 (SEAL)

RECORDED this day of MAR 4 1974 at M. No. 21679

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