

GREENVILLE CO. S. C.

TITLE TO REAL ESTATE - Love, Thornton & Thomas, 110 E. Washington St., Greenville, S. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MAR 13 3 55 PM '74
DONNE S. TANNERSLEY
S.H.C.

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KNOW ALL MEN BY THESE PRESENTS, that William Carol Bailey

in consideration of Two Thousand Two Hundred Fifty-one and 17/100 (\$2,251.17)-----Dollars,
AND ASSUMPTION OF MORTGAGES SET OUT 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 Gordon E. Mann, his heirs and assigns forever

All that lot of land in the City of Greenville, County of Greenville, State of South Carolina, known as the greater portion of lot 4 of a subdivision of the Buist property and having according to a recent survey made by Campbell & Clarkson Surveyors, Inc., July 20, 1971, entitled "Property of William C. Bailey" recorded in the R.M.C. Office for Greenville County in Plat Book 4-K at Page 119, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Ashley Avenue, joint corner of lots 4 and 5 and running thence along the line of lot 5 N. 3-00 W. 146.7 feet to an iron pin; thence N. 80-15 W. 62.7 feet to an iron pin at the corner of lot 3; thence along the line of lot 3 S. 3-00 E. 161.7 feet to an iron pin on the northern side of Ashley Avenue; thence along Ashley Avenue N. 87-00 E. 61 feet to the point of beginning.

This is the same property conveyed to the grantor by deed recorded in Deed Book 922 at Page 136 in the R.M.C. Office for Greenville County.

This property is conveyed subject to all restrictions, zoning ordinances, rights of way and easements of record and on the ground which affect said property.

Grantee is to pay 1974 property taxes.

As part of the consideration the grantee assumes and agrees to pay the balance due on the following mortgages: (1) Mortgage to Security Federal Savings and Loan Association recorded in Mortgage Book 1201 at Page 377 in the R.M.C. Office for Greenville County, the present balance being \$11,638.75. (2) Mortgage to Belco Builders and Supply Co., Inc. and assigned to General Electric Credit Corporation of Georgia, said mortgage having been recorded in Mortgage Book 1277 at Page 11 in the R.M.C. Office for Greenville County, the present balance being \$2,110.08.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 1st day of March 1974.

SIGNED, sealed and delivered in the presence of:

Anna Barton
Donne S. Tannersley

William Carol Bailey (SEAL)
William Carol Bailey (SEAL)



Greenville County (SEAL)
Stamps (SEAL)
Paid \$2.75
Act No. 380 Sec. 1

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 as the grantor's(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 1st day of March 1974.

Donne S. Tannersley (SEAL)
Notary Public for South Carolina
My commission expires: 8/4/79

Anna Barton

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(s') heirs, 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
1st day of March 1974.
Donne S. Tannersley (SEAL)
Notary Public for South Carolina.
My commission expires: 8/4/79

Lydia B. Bailey

RECORDED this MAR 13 1974 day of at M., No. 22704

RECORDED

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