

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S.C.

MAIL TO
STODDY & GAVENPORT
P.O. BOX 10267
GREENVILLE, S.C.

KNOW ALL MEN BY THESE PRESENTS, that Walter E. Rumminger

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in consideration of Ten and No/100 (\$10.00)----- Dollars,
and assumption of mortgage hereinafter stated 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 Beverly Jean Rumminger, her heirs and assigns:

ALL that piece, parcel or lot of land in the State of South Carolina, County of Greenville, known and designated as Lot No.12, Sylvan Manor and according to a plat recorded in Plat Book 4-R, Page 23, in the R.M.C. Office for Greenville County, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Stephane Street, joint corner of Lots No.11 and 12 and running thence S. 16-58 W., 137.9 feet to an iron pin; thence S. 53-23 E. 65 feet to an iron pin; thence S. 45-23 E. 245 feet to an iron pin; thence N. 60-22 E. 138.6 feet to an iron pin; thence N. 7-33 W. 100 feet to an iron pin; thence N. 49-29 W. 289.4 feet to an iron pin on Stephane Street; thence with the curve of said street, (the chord of which is N. 81-02 E.) 70.75 feet to an iron pin, being the point of beginning.

and grantee
This is the identical property conveyed to the grantor/herein by deed recorded in the R.M.C. Office for Greenville County in Deed Book 960, Page 617.,

This conveyance is made subject to all restrictive covenants, rights-of-way, easements and setback lines, if any, of record or as shown on recorded plat(s).

This conveyance is made subject to and conditioned upon the grantee's assumption and agreement to pay the remaining balance due on that certain promissory note and mortgage securing the same given by Walter E. Rumminger and Beverly Jean Rumminger to Carolina Federal Savings & Loan Association in the original principal amount of \$40,000.00; said mortgage being recorded in the R.M.C. Office for Greenville County in Mortgage Book 1257, Page 583, and having a present balance of approximately \$38,754.47.

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 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 3rd day of October 19 74.

SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

[Signature] (SEAL)
Walter E. Rumminger

(SEAL)
(SEAL)
(SEAL)

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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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 3rd day of October 19 74

[Signature] (SEAL)
Notary Public for South Carolina.

[Signature]

My Commission Expires 5/23/84

STATE OF SOUTH CAROLINA
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NO RENUNCIATION OF DOWER / GRANTEE IS WIFE OF GRANTOR

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

day of 19

(SEAL)
Notary Public for South Carolina.

9258

RECORDED this day of OCT 9 1974 at 12:19 P. M., No.

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