

TITLE TO REAL ESTATE - Law Office of Thomas C. Brissey, P.A., Greenville, South Carolina

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

BOOK 1009 PAGE 428

KNOW ALL MEN BY THESE PRESENTS, that I, Gladys S. Taylor

in consideration of One and No/100-----(\$1.00)----- Dollars, and love and affection; and assumption of mortgage as set forth 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 J. Ray Taylor, his heirs and assigns forever;

All my undivided, one-half interest in and to the following described property:

All that lot of land with the buildings and improvements thereon situate on the north side of Folkstone Street near the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 108 on plat of No. 1 of CHESTNUT Hills, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book QQ at Page 83 (also recorded in Plat Book MM at Page 107) and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the north side of Folkstone Street at the joint front corner of Lots 107 and 108 and running thence along the line of Lot 107, N.07-55 E. 140 feet to an iron pin; thence S.82-05 E. 80 feet to an iron pin; thence with the line of Lot 109, S.07-35 W. 140 feet to an iron pin on the north side of Folkstone Street, N.82-05 W. 80 feet to the beginning corner.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way appearing on the property and/or of record.

As part of the consideration for this transfer, the Grantee hereby assumes full responsibility for the note and mortgage in favor of the Veterans Administration, dated April 5, 1961, in the original amount of \$13,500.00 with an unpaid balance of \$9,801.17, said mortgage being recorded in Mortgage Book 854, at Page 89, in the RMC Office for Greenville County.

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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 18 day of October 1974.

SIGNED, sealed and delivered in the presence of:

Gladys S. Taylor (SEAL)

R. W. Riley (SEAL)

Beena D. James (SEAL)

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

SWORN to before me this 18 day of October 1974

Beena D. James (SEAL) Notary Public for South Carolina.

R. W. Riley (SEAL)

My Commission Expires 11-18-80

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE

RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR WIFE OF GRANTEE.

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

Notary Public for South Carolina.

RECORDED this OCT 30 1974 at 12:35 P. M., No. 11133

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