

TITLE TO REAL ESTATE-- Offices of HILL, JAMES & WYATT, Attorneys at Law, 100 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Joseph G. Baldrick and Oglia V. Baldrick-----

in consideration of Five Thousand and No/100 (\$5,000.00) and assumption of the Dollars,  
mortgaged indebtedness hereinbelow set forth:  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release  
unto Edward Linville Miller and Della Arlene F. Miller, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the Western side of Courtney Circle near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 68 of a subdivision known as Casa Loma Estates, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book S at Page 65, said lot having such metes and bounds as shown thereon and being the same property conveyed to the grantors herein by deed recorded in the R.M.C. Office for Greenville County in Deed Book 964 at Page 100.

-295- 437-2-1

The grantee herein, by the acceptance of this deed, specifically assumes and agrees to pay the indebtedness due under the terms of a mortgage given by the grantor to Cameron Brown Company and recorded in Mortgage Book 1262 at Page 265, recorded of Greenville County, and also hereby assumes the obligations of the grantor under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned, and having a present balance of \$20,103.39.

This property is conveyed subject to restrictions and easements or rights of way, if any, of record.

For authority of Oglia V. Baldrick to execute this instrument see Power of Attorney recorded in Deed Book 1010 at Page 577.

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 2 day of December 19 74.

SIGNED, sealed and delivered in the presence of:

Joseph G. Baldrick (SEAL)

BY: Oglia V. Baldrick (SEAL)  
As Attorney in fact

Theresa M. Alexander  
William D. Blume

Oglia V. Baldrick (SEAL)  
Individually

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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 2 day of December 19 74.

William D. Blume (SEAL)  
Notary Public for South Carolina

Theresa M. Alexander

My Commission Expires June 13, 1979

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 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 2 day of December 19 74.

William D. Blume (SEAL)  
Notary Public for South Carolina

My Commission Expires June 13, 1979.

Greenville County Stamps  
Paid \$ 5.50  
Act No. 350 Sec. 1  
10.00  
CANCELED VIRGINIA COUNTY GREENVILLE COUNTY M.T. DOLLARS

RECORDED this day of DEC 3 1974 at 2:22 P.M.

13748

0230

4328 RV.2