

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

Vol 1015 p. 25

KNOW ALL MEN BY THESE PRESENTS, that I, LARRY D. RICKETTS,

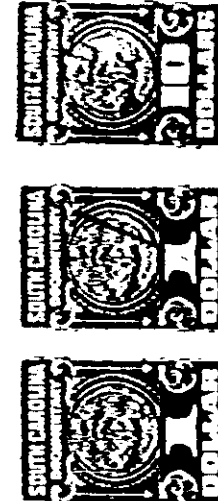
In consideration of FIVE THOUSAND SEVEN HUNDRED NINETY-NINE AND 69/100THS Dollars,  
(\$5,799.69) & ASSUMPTION OF MORTGAGE SET FORTH BELOW,  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released and by these presents do grant, bargain, sell  
and release unto

ARTHUR A. TRIPP, his Heirs and Assigns, forever;

ALL of that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, located at the intersection of Central Avenue and Sycamore Drive, being known and designated as Lot No. 54 as shown on plat of EASTDALE DEVELOPMENT, PROPERTY OF B. E. GREER recorded in the R. M. C. Office for Greenville County in Plat Book QQ, at page 173, reference to said plat being craved for a metes and bounds description thereof, and being the same conveyed to the Grantor herein in Deed Book 925, at page 521.

THIS conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

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 Collateral Investment Company and recorded in Mortgage Book 1207, at page 321, records of Greenville County, and also 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. The current and assumed balance of said mortgage is \$20,150.31.



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 whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 22 day of February 19 75.

SIGNED, sealed and delivered in the presence of

*[Handwritten signature]*  
Notary Public for South Carolina

*[Handwritten signature]*  
LARRY D. RICKETTS

(SEAL)  
(SEAL)  
(SEAL)  
(SEAL)

STATE OF SOUTH CAROLINA }  
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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 22 day of February 19 75,

*[Handwritten signature]*  
Notary Public for South Carolina

(SEAL)

*[Handwritten signature]*

My commission expires 11-4-80

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

22 day of February 19 75.

*[Handwritten signature]*  
Notary Public for South Carolina

(SEAL)

*[Handwritten signature]*  
MAY RICKETTS

My commission expires 11-4-80

RECORDED this FEB 26 1975 day of 19 4:50 P. M. No.

19947

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