

TITLE TO REAL ESTATE - Law Offices of Thomas C. Brissey, P.A., Greenville, South Carolina
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

va 1015 n. 000

KNOW ALL MEN BY THESE PRESENTS, that I, Tana P. Banks

in consideration of Seven Thousand, Five Hundred and Two & 89/100-- (\$7,502.89)--- Dollars,
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 Sarah W. Bruin, her heirs and assigns forever:

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the western side of Jones Avenue and being known and designated as Lot No. 43 on a plat of CRESCENT TERRACE and having the following metes and bounds, to-wit:

Beginning at an iron pin on Jones Avenue at the joint front corner of Lots Nos. 42 and 43 and running thence S.00-50 W. 70 feet to an iron pin; thence running N.89-10 W. 215.9 feet to an iron pin; thence running N.02-08 W. 70.1 feet; thence running S.89-10 E. 219.5 feet to the point of beginning.

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.

This is the same property as that conveyed to the Grantor herein by deed recorded in the RMC Office for Greenville County in Deed Book 992 at Page 121.

As part of the consideration for this conveyance, Grantee hereby assumes and agrees to pay that certain mortgage from the Grantor herein to Fidelity Federal Savings & Loan Association, recorded January 14, 1974, in Greenville County REM Volume 1299 at Page 568, said mortgage having a present balance of \$9,997.11.



Greenville County
8.80
March 1975

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) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) 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 13 day of March 1975

SIGNED, sealed and delivered in the presence of:
Tana P. Banks (SEAL)

(SEAL)

(SEAL)

(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 13 day of March 1975

Sarah W. Bruin (SEAL)
Notary Public for South Carolina.

Richard W. Blair

My Commission Expires 1-2-75

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER NOT NECESSARY - WOMAN 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) 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.

RECORDED this day of MAR 14 1975 at 2:15 P.M., No. 21206

5095

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