

TITLE TO REAL ESTATE - INDIVIDUAL FORM John M. Dillard, P.A., Greenville, S. C.

1034 5

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

DONNIE S. TANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that CHARLENE McMANAMY

in consideration of Twenty Thousand, One Hundred Fourteen and 73/100 Dollars  
(\$20,114.73) and assumption of mortgage indebtedness 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 WILLIAM R. LAFFERTY and JANE ARNOLD M. LAFFERTY, their heirs and assigns:

ALL that piece, parcel or lot of land, with all buildings and improvements thereon, situate, lying and being in the County of Greenville, South Carolina, on the eastern side of Birnam Court, being shown and designated as Lot No. 10, on a plat of BIRNAM WOODS subdivision, made by R. B. Bruce, RLS, dated April 19, 1973, recorded in the RMC Office for Greenville County, South Carolina in Plat Book 5-D, page 56, reference to said plat is hereby craved for the metes and bounds thereof.

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As a part of the consideration of this deed, the grantees agree and assume to pay in full the indebtedness due on the note and mortgage covering the above described property given to Fidelity Federal Savings and Loan Association dated August 15, 1975 in the original sum of \$40,000.00 and recorded in the R. M. C. Office for Greenville County, South Carolina in Mortgage Book 1346, page 294, which has a present balance due and owing in the sum of \$39,835.27.

As a further part of the consideration of this deed, the grantor hereby assigns, transfers and sets over unto the grantees all her right, title and interest in and to any escrow deposits maintained by the mortgagee in connection with the mortgage loan referred to above.

The grantees agree and assume to pay Greenville County property taxes for the tax year 1976 and subsequent years.

The above described property is the same conveyed to the grantor herein by deed recorded in the RMC Office for Greenville County, S.C. in Deed Book 1027 at page 558, and is hereby conveyed subject to set back lines, conditions, roadways, easements and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

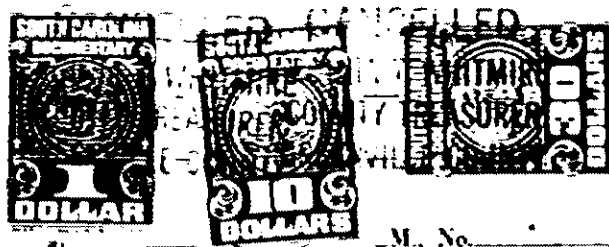
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns forever. 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 assigns against the grantor(s) and the grantor(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 1st day of April 1976.  
Signed, sealed and delivered in the presence of:  
Jack H. Mitchell, III (SEAL) Charlene McManamy (SEAL)  
Aileen D. Putman (SEAL)

STATE OF SOUTH CAROLINA PROBATE  
COUNTY OF GREENVILLE  
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 1st day of April 1976.  
Aileen D. Putman (SEAL) Jack H. Mitchell, III  
Notary Public for South Carolina  
My commission expires: 11-21-84

STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER NOT NECESSARY-GRANTOR WOMAN  
COUNTY OF GREENVILLE  
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  
My commission expires: \_\_\_\_\_  
RECORDED this \_\_\_ day of APR 1 1976 At 1:12 P.M.  
M. No. \_\_\_\_\_



Greenville County  
Stamps  
Paid \$ 22.55  
APR 1 1976

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