

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE, CO. S. C.

JUL 6 4 13 PM '76

DONNIE S. TANKERSLEY
R.M.C.

For True Consideration See Affidavit
VOL 1039 PAGE 195
Book 39 Page 1152

KNOW ALL MEN BY THESE PRESENTS, that William R. Sanders and Glenda A. Sanders

Greenville County
6.05
Act No. 350 Sec. 1

in consideration of Thirty-nine Thousand, Three Hundred Dollars,
(\$39,300.00)
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Roland R. Zappone and Georgina F. Zappone, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in Greenville County, South Carolina, on the northwestern side of Coach Hill Drive and being known and designated as Lot 12 on a plat of Pelham Woods, Section 1, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4F, at Page 33, and having according to said plat the following metes and bounds:

BEGINNING at a point on the northwestern edge of Coach Hill Drive at the joint front corner of Lots 11 and 12 and running thence along the line of Lot 11 N. 48-58 W. 158.02 feet to a point; thence along a line of Lot 14 S. 34-04 W. 114.97 feet to a point; thence along a line of Lot 13 S. 56-22 E. 150.0 feet to a point on the northwestern edge of Coach Hill Drive; thence along the northwestern edge of Coach Hill Drive N. 38-13 E. 94.90 feet to the beginning corner.

THIS conveyance is made subject to restrictive covenants recorded in the RMC Office for Greenville County in Deed Book 893, Page 413 and to all other restrictions, easements, rights of way, setback lines and zoning regulations of record or appearing on the ground.

DERIVATION: This is the same property conveyed by Larry S. Whaley and Mirtha M. Whaley to William R. Sanders and Glenda A. Sanders as recorded in the RMC Office for Greenville County in Deed Book 1002, Page 768.

-200-540.1-1-100

AS part of the consideration given for said premises, the Grantees agree to assume the mortgage previously assumed by Grantors originally executed by Larry Sanford Whaley and Mirtha M. Whaley to Cameron-Brown Company in the original sum of \$35,750.00, dated August 24, 1972, as recorded in the RMC Office for Greenville County in Mortgage Book 1247, Page 299. At the time of this conveyance the present outstanding balance owed on said mortgage is Thirty-four Thousand, Two Hundred Thirty-three and 99/100 Dollars (\$34,233.99).

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 1st day of July 1976

SIGNED, sealed and delivered in the presence of:

Timothy H. Farr
Marsha Van Steenburgh

William R. Sanders (SEAL)
(William R. Sanders)

Glenda A. Sanders
(Glenda A. Sanders)



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

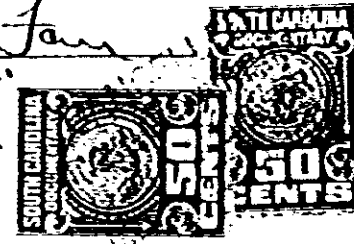
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed, deliver the within written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 1st day of July, 1976.

Marsha Jane Van Steenburgh (SEAL)
Notary Public for South Carolina.

Timothy H. Farr
(Timothy H. Farr)

My commission expires November 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

1st day of July, 1976

Marsha Jane Van Steenburgh (SEAL)
Notary Public for South Carolina.

Glenda A. Sanders
(Glenda A. Sanders)

My commission expires November 1979

RECORDED this 6 day of July 1976, at 4:13 P. M., No. 494

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