

FILED
GREENVILLE CO. S. C.
MAR 15 1977
TITLE TO REAL ESTATE - Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that DONALD E. BALTZ

in consideration of One (\$1.00) and assumption of mortgage Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto DONALD E. BALTZ, INC. its successors & assigns,

All that lot of land in the county of Greenville, state of South Carolina, being known and designated as Lot No. 85 as shown on plat of Brookside, Section Three, recorded in the RMC Office for Greenville County in Plat Book 5 P page 11, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Meadowbrook Drive, the joint front corner of Lots 84 & 85, and running thence with the joint line of said lots N. 67-48 W. 174.6 feet to an iron pin in line of Donald E. Baltz property; thence with the line of said property N. 9-26-12 E. 67.05 feet; thence N. 46-30 E. 67.05 feet to an iron pin joint rear corner of lots 85 & 86; thence with the joint line of said lots S. 56-15 E. 174.6 feet to an iron pin on the northwest side of said Meadowbrook Drive; thence with the northwest side of said street S. 27-58-09 W. 91.9 feet to the point of beginning.

This is a portion of the land conveyed to grantor by George L. Thomason, et al by deed dated Jan. 25, 1972 recorded Jan. 26, 1972 in deed vol. 934 page 565 of the RMC Office for Greenville County, S. C., and is conveyed subject to zoning ordinances, recorded restrictions, easements or rights of way or those shown on the plat or on the ground.

-799-MG.1-1-133

As a part of the consideration for this conveyance, the grantee herein assumes and agrees to pay that certain mortgage given to W. W. Wilkins, in the original amount of \$99,350.00 dated Jan. 16, 1976 recorded Jan. 23, 1976 in mortgage vol. 1358 page 740 of the RMC Office for Greenville County, S. C., on which there is a balance due of \$81,500.00.

Donald E. Baltz, Inc.
521-A Shelton Road, Route # 2
Travelers Rest, S. C. 29690

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 March, 19 77.

SIGNED, sealed and delivered in the presence of

Crystal H. Givanette
Denobia C. Hall

Donald E. Baltz (SEAL)
Donald E. Baltz

(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 1st day of March, 19 77

Denobia C. Hall (SEAL)
Notary Public for South Carolina
My commission expires 11-12-79

Crystal H. Givanette

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

1st day of March, 19 77

Denobia C. Hall (SEAL)
Notary Public for South Carolina
My commission expires 11-12-79

RECORDED this day of MAR 11 1977 at 3:15 P. M. No. 20000

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