

Route #2, Loraine Drive
Travelers Rest, S.C. 29690

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard & Mitchell, P.A., Greenville, S. C.
GREENVILLE CO. S. C.

VOL 1058 PAGE 410

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAY 12 10 21 AM '77
JOHN S. TANNERLEY
N.M.C.

KNOW ALL MEN BY THESE PRESENTS, that L. WALKER REYNOLDS AND MARY L. REYNOLDS

in consideration of THREE THOUSAND, SIX HUNDRED EIGHTY NINE AND 13/100 (\$3,689.13) Dollars
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 JAMES H. PATTERSON AND KATHERINE V. PATTERSON, their heirs and assigns:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the northwestern side of Loraine Drive, in Greenville County, South Carolina, being shown and designated as Lot No. 3 on a Revised Map Tracts 58, 59 and 60 of MEADOWBROOK FARMS, made by C. O. Riddle, Surveyor, dated March 1961, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book VV, page 51, reference to which is hereby craved for the metes and bounds thereof.

The above described property is the same conveyed to the grantors herein by deed of James Gary Duncan recorded in Deed Book 1004, page 114, on August 1, 1974, and is hereby conveyed subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

- 366-496-2-57

The grantees herein agree and assume to pay Greenville County property taxes for the tax year 1977 and subsequent years.

As a part of the consideration of this deed, the grantees herein agree and assume to pay in full the indebtedness due on the note and mortgage given to First Federal Savings and Loan Association, recorded July 31, 1977, in Mortgage Book 1318, page 579, in the original sum of \$23,700.00, which has a present balance of \$23,210.87.

As a further part of the consideration of this deed, the grantors herein hereby assign, transfer and set over unto the grantees all their right, title and interest in and to any escrow deposits maintained by the mortgage in connection with the mortgage loan referred to above.

GREENVILLE COUNTY
SOUTH CAROLINA
DOCUMENTARY TAX
MAY 12 1977
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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 assigns against the grantor(s) and the grantor(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 11th day of May 19 77
Signed, sealed and delivered in the presence of:

John S. Tannerley (SEAL)
William S. ... (SEAL)
L. Walker Reynolds (SEAL)
Mary L. Reynolds (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)' 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 11th day of May 19 77

William S. ... (SEAL)
Notary Public for South Carolina 11-21-84
John S. Tannerley (SEAL)

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
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)' 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 11th day of May 19 77
William S. ... (SEAL)
Mary L. Reynolds (SEAL)

Notary Public for South Carolina
My commission expires: 11-21-84
RECORDED this 12th day of May 19 77 at 10:21 A/ M. No. 30679

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