

TITLE TO REAL ESTATE - Prepared by PYLE & LEAPHART, Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Sanford R. Kirkus

in consideration of Eleven Thousand Six Hundred Twenty Nine & 81/100 (\$11,629.81) Dollars,
plus assumption of mortgage as set out hereinbelow
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and
release unto GEORGE T. ADAMS, III AND SANDRA K. ADAMS, their heirs and assigns,
forever:

All that piece, parcel or lot of land situate, lying and being in the
County of Greenville, State of South Carolina, City of Mauldin, shown and
designated as Lot No. 17, Section 4, Knollwood Heights Subdivision, plat of
which is recorded in the RMC Office for Greenville County, in Plat Book 4 N
at Page 74 and having, according to said plat, the following metes and bounds,
to-wit:

BEGINNING at an iron pin on the northwestern side of Kingsley Drive at
the joint front corner of Lots 17 and 18; running thence with the joint line
of said lots N 13-05 W 248.3 feet to an iron pin; thence S 73-57 W 75 feet to
an iron pin; thence S 37-41 W 50.8 feet to an iron pin; thence S 37-41 W 50.8
feet to an iron pin; thence with the joint line of Lots 16 and 17 S 14-50 E
235 feet to an iron pin on the northwestern side of Kingsley Drive; running
thence with said side of Kingsley Drive the following courses and distances;
N 65-30 E 20 feet to an iron pin; thence N 62-30 E 50 feet to an iron pin;
thence N 68-00 E 40 feet to an iron pin, the point of beginning.

This conveyance is made subject to all restrictions, set back lines,
roadways, easements and rights of way, if any, appearing of record, on the
premises or on the recorded plat, which affect the property hereinabove
described.

-199-71811-1-117

This is the same property conveyed to grantor herein by deed of Furman
Cooper recorded October 29, 1976 in the RMC Office for Greenville County in
Deed Book 1045 at Page 328.

As part of the consideration, the grantees agree to assume that certain mortgage
in favor of First Federal Savings & Loan Association in the original amount of
\$41,950.00 recorded in the R.M.C. Office for Greenville County in Real Estate
Mortgage Book 1381, Page 694. Said mortgage has a present balance of
\$41,320.19.

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 grantees(s), and the grantee(s)'s heirs, successors
and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs, successors, executors and administra-
tors to warrant and forever defend all and singular said premises unto the grantees(s) and the grantee(s)'s heirs, successors and assigns
against the grantor(s) and the grantor(s)'s heirs, successors and assigns 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 June 19 78

SIGNED, sealed and delivered in the presence of:

Arthur W. Blair

Sanford R. Kirkus (SEAL)

Patricia J. [unclear]

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 deed and that (s)he, with other witness subscribed above
witnessed the execution thereof.

SWORN to before me this 1st day of June 1978

Arthur W. Blair (SEAL)

Notary Public for South Carolina
My commission expires: 2/27/82

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 whom-
soever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs, 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 June 19 78

Arthur W. Blair (SEAL)

Notary Public for South Carolina
My commission expires: 2/27/82

RECORDED this JUN 5 1978 day of

at 4:01 P.M.

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