

TITLE TO REAL ESTATE Foster & Richardson, Attorneys at Law, Greenville, S. C.

Donald E Celeste  
JONES  
16 Charter Oak Dr.  
Taylors, S.C.  
29687

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that We, Jessie Paul Payne, Jr. and Betty M Payne

VOL 1083 PAGE 604

in consideration of -----Three Thousand Two Hundred Seventy five and 14/100 (\$3,275.14)----- Dollars  
and assumption of mortgage set out 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 Donald E. Jones and Celeste D. Jones, their heirs and assigns, forever;

All that certain piece, parcel or lot of land, situate, lying and being on Charter Oak Drive at the southeastern corner of the intersection of Charter Oak Drive and Pine Oak, being known and designated as Lot 118 on a plat of Peppertree Subdivision, Section 2, recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4-X, at Page 3, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the south side of Pine Oak at the joint front corner of Lots 117 and 118 and running thence along the common line of said Lots S. 10-15 E. 140.1 feet to a point; thence S. 81-31 W. 82.0 feet to a point on the eastern side of Charter Oak Drive; thence along the said Charter Oak Drive N. 11-32 W. 110.0 feet to a point; thence following the curve of the intersection of Charter Oak Drive and Pine Oak, the chord of which is N. 33-14 E., 35.5 feet, to a point on the southern side of Pine Oak; thence along the said Pine Oak N. 78-00 E. 60.0 feet to the point of beginning.

This conveyance is made subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above-described property.

This is the same property conveyed to the grantors herein by deed of John Crosland Co. recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1023, at Page 308, on August 28, 1975.

As a part of the consideration herein, the grantees specifically assume and agree to pay that certain mortgage in favor of Fidelity Federal Savings and Loan Association in the principal amount of \$35,600.00, recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1347, at Page 248, and having a present principal balance due thereon of \$34,824.86.

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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)'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 21st day of July 19 78  
SIGNED, sealed and delivered in the presence of  
[Signatures: Jessie Paul Payne, Jr., Betty M. Payne, Anna C. Mitchell, Frances R. Leutke] (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 21st day of July 1978  
[Signatures: Anna C. Mitchell, Frances R. Leutke] (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/11/88

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)'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  
21st day of July 19 78  
[Signatures: Anna C. Mitchell, Betty M. Payne] (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/11/88  
RECORDED this 24th day of JUL 24 1978

at 11:32 A.M. 2350

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