

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.
AUG 2 11 32 AM '79

404 Andalusian Trail
Simpsonville, S. C. 29681

KNOW ALL MEN BY THESE PRESENTS, that DONNIE KENNETH E. CLEVINGER and ADDIE C. CLEVINGER

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in consideration of Seventeen thousand six hundred seventy-four and 75/100 Dollars, (\$17,674.75), and assumption of mortgage, as 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 JAMES A. RODGERS and DOROTHY H. RODGERS, their heirs and assigns:

All that certain piece, parcel, or lot of land, situate, lying and being on the southeastern side of Andalusian Trail, Greenville County, South Carolina, being shown and designated as Lot 140 on a Plat of SADDLE HORSE FARMS prepared by R. E. Blackmore, Surveyor, 7/19/74, recorded in the RMC Office for Greenville County in Plat Book 4-R, at Page 79, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the southern side of Andalusian Trail, joint front corner of Lots 139 and 140, and running thence with the common line of said Lots, S 34-15-18 E, 191.09 feet to a point; thence along the line of Lot 138, S 57-15-47 W, 140 feet to a point; thence along the line of Lot 141, N 34-15-18 W, 191.09 feet to a point on the southern side of Andalusian Trail; thence along said Trail, N 57-15-47 E, 120 feet to the point of beginning.

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

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This is the same property conveyed to the Grantors herein by deed of Jack E. Shaw Builders, Inc., recorded February 23, 1978, in DEed Book 1074, at Page 106.

As a part of the consideration herein, the Grantees assume and agree to pay that certain mortgage in favor of Carolina Federal S & L Association in the original amount of \$45,000.00, recorded February 23, 1978, in REM Book 1424, at Page 49, and having a present balance due thereon of \$44,275.45.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX STAMP
38.00

GREENVILLE COUNTY
77025
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG-2-79
19.80

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 August, 19 79
SIGNED, sealed and delivered in the presence of:
Kenneth E. Clevenger (SEAL)
Addie C. Clevenger (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 1st day of August 19 79
Notary Public for South Carolina. (SEAL)
My commission expires 9/29/81

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 singular the premises within mentioned and released.
GIVEN under my hand and seal this 1st day of August 19 79
Notary Public for South Carolina. (SEAL)
My commission expires 9/29/81

RECORDED this August 2, 1979 at 11:32 A.M. M., No. 4061

539.4

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