



402 Brentwood Way  
Simpsonville, SC 29681

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GROSS & GAULT, Attorneys at Law

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

KNOWN ALL MEN BY THESE PRESENTS, that DUANE L. MALPHRUS, JR. and JESUSITA F. MALPHRUS

in consideration of Two Thousand (\$2,000.00) plus assumption of mortgage as 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

JANIS D. BROWN and DONNIE C. BROWN, THEIR HEIRS AND ASSIGNS FOREVER:

ALL that lot of land situate on the Easterly side of Weathers Circle in Fairview Township, County of Greenville, State of South Carolina, being shown as Lot No. 4 as shown on plat of Property of Floyd and Mary W. Weathers, recorded in Plat Book FF, at page 350; also in Plat Book CC, at page 60; and also being shown as Lot No. 4 on a plat of the property of DUANE L. MALPHRUS, JR., et al, dated December 16, 1980, prepared by Williams and Plumblee, Inc., recorded in Plat Book 8-F, at page 95, in the RMC Office for Greenville County, and having, according to the said latter plat, the following metes and bounds description, to-wit:

BEGINNING at a stake on the Easterly side of Weathers Circle, at the joint front corner of Lot 4 and Lot 5 and running thence with Lot 5, S. 67-80 E., 140.3 feet to an iron pin at the joint rear corner of Lots 4 and 5; thence S. 19-38 W., 80.4 feet to an iron pin at the joint rear corner of Lots 3 and 4; thence with Lot 3, N. 66-59 W., 142.3 feet to an iron pin on Weathers Circle; thence with said circle, N. 21-04 E., 80 feet to the point of beginning.

18 (699) 352-1-11

THIS being the same property conveyed to the Grantors herein by deed of Gordon E. Mann, as recorded in the RMC Office for Greenville County in Deed Book 1139, at page 342, recorded on December 22, 1980.

THIS conveyance is made subject to any restrictions, right-of-ways or easements that may appear of record on the recorded plat(s) or on the premises.

THIS property is conveyed subject to a Mortgage against the same, made by the Grantors dated December 19, 1980, in the original amount of \$32,500.00, and recorded in the RMC Office for Greenville County in Mortgage Book 1528, at page 209. The Grantees agree to assume and pay the same as part of the consideration of this conveyance. The Grantees also hereby assumed the obligation of \$32,407.66 (over) 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(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 8 day of June 19 82  
SIGNED, sealed and delivered in the presence of:  
Barbara M. Harris (SEAL)  
DUANE L. MALPHRUS, JR. (SEAL)  
JESUSITA F. MALPHRUS (SEAL)  
Jesusita F. Malphrus (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 8 day of June 1982  
Barbara M. Harris (SEAL)  
Notary Public for South Carolina  
My commission expires: 4-22-91

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, 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 8 day of June 19 82  
Barbara M. Harris (SEAL)  
Notary Public for South Carolina  
My commission expires: 4-22-91

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_  
(CONTINUED ON NEXT PAGE)

NOTARY PUBLIC  
JUN 10 1982 1505

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