

GRANTEE'S MAILING ADDRESS:

225 Parliament Road
Greenville, SC 29615

VCL 1228 PAGE 245

STATE OF SOUTH CAROLINA }
GREENVILLE CO. S.C. }
COUNTY OF GREENVILLE }

Dec 10 4 29 PM '84

KNOW ALL MEN BY THESE PRESENTS, that we, CHARLES EUGENE TOWE and RUTH R. TOWE,

(\$17,879.34)

in consideration of SEVENTEEN THOUSAND EIGHT HUNDRED SEVENTY-NINE & 34/100 / Dollars,
plus assumption of mortgage indebtedness 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 JIMMY L. STEPHENS, his heirs and assigns forever:

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the southwestern side of Pinnacle Drive, being known and designated as Lot No. 25, Section C, of GREEN FOREST SUBDIVISION, plat of which is recorded in the RMC Office for Greenville County, S.C., in Plat Book KK at Page 87, reference to said plat being hereby craved for the metes and bounds description thereof.

This being the same property conveyed to the Grantors herein by deed of William A. Percival recorded April 13, 1979, in the RMC Office for Greenville County, S.C., in Deed Book 1100 at Page 496.

As a further part of the consideration for this conveyance, the Grantee assumes and agrees to pay, according to the terms thereof, that certain mortgage in favor of Collateral Investment Company in the original amount of \$30,850.00 recorded on June 19, 1978, in the RMC Office for Greenville County, S.C., in Mortgage Book 1435 at Page 508 on which there is a present outstanding principal balance due of \$29,120.66.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises, and specifically that right of way given to Wade Hampton Water and Sewer District recorded in the RMC Office for Greenville County in Deed Book 745 at Page 383 and that right of way to Taylors Fire and Sewer District recorded in the RMC Office for Greenville County in Deed Book 1084 at Page 837, as shown in Plat Book TTT at Page 125 in the RMC Office for Greenville County.

-12-276- P16.1-1-67

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 7th day of December, 19 84.

SIGNED, sealed and delivered in the presence of:
Charles E. Towe (SEAL)
CHARLES EUGENE TOWE (SEAL)
Ruth R. Towe (SEAL)
RUTH R. TOWE (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 7th day of December, 1984.
Olivia B. Norris (SEAL)
Notary Public for South Carolina.
My commission expires 11/19/90

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF }
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 _____ day of _____ 19_____

(SEAL)
Notary Public for South Carolina.
My commission expires _____
RECORDED this _____ day of _____ 19_____, at _____ M., No. _____

REC'D 1579

020

1328-11-23