

JUN 4 4 28 PM



STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

OLLIE FARNSWORTH
R. M. C.

Know All Men by These Presents:

That We, H. J. Martin and Joe O. Charming

in the State aforesaid, in consideration of the sum of
DOLLARS,

Four Thousand (\$4,000.00)

and assumption of mortgage

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

HARRY F. SANDERS,

All that lot of land in Butler Township, Greenville County, state of South Carolina, at the southeastern corner of Beaufort Street and Richbourg Road, being shown as Lot 122 on plat of Heritage Hills recorded in Plat Book YY at page 187 and described as follows:

Beginning at an iron pin at the southeastern corner of Beaufort Street and Richbourg Road and running thence with the southern side of Beaufort Street N. 70-07 E. 93 feet to an iron pin at the corner of Lot 123; thence with the line of said lot S. 19-53 E. 165 feet to an iron pin in the line of Lot 136; thence with the line of said lot, S. 70-07 W. 110 feet to an iron pin on Richbourg Road; thence with the eastern side of said Road, N. 23-39 W. 140.2 feet to an iron pin at the corner of Beaufort Street; thence with the curve of the intersection, the chord of which is N. 23-14 E. 34.4 feet to the beginning corner.

This is the same property conveyed to grantors by M.T.M. Enterprises, Inc. by deed recorded Jun. 26, 1964 in vol. 751 page 555, and is conveyed subject to restrictions recorded in deed book 571 page 77, and to any recorded easements.

The grantee herein assumes and agrees to pay that certain mortgage given by grantors to Fidelity Federal Savings and Loan Association in the original amount of \$17,000 recorded in vol. 963 page 269, on which there is a balance due of \$ 17,000.00.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 2 day of June in the year of our Lord One Thousand Nine Hundred and sixty-five.

Signed, Sealed and Delivered in the Presence of



W. W. Wilkins
Genobia Cox

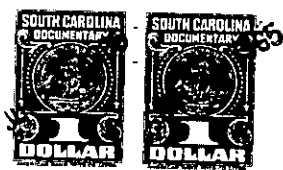


H. J. Martin
Joe O. Charming

(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Genobia Cox



and made oath that she saw the within named grantor(s) H. J. Martin & Joe O. Charming sign, seal and as their act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 2 day of June, A. D. 19 65

W. W. Wilkins

(Seal)

Notary Public for South Carolina

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Genobia Cox a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Dorothy J. Martin & Elsie M. Charming wife of the within named H. J. Martin & Joe O. Charming did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Harry F. Sanders, his Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 2 day of June, A. D. 19 65

Genobia Cox

(Seal)

Notary Public for South Carolina

Dorothy J. Martin
Elsie M. Charming

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 4th day of June 19 65, at 4:28 P. M., No. 34064

271-277A-1-122