

TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

CLERK OF COURTH

Know All Men by These Presents:

COUNTY OF GREENVILLE

That I, J. W. Pitts,

in the State aforesaid,

in consideration of the sum of One Thousand Three Hundred and No/100 (\$1,300.00)----- DOLLARS, and assumption of mortgages hereinbelow referred to,

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 grantee(s)

FRANK C. GRAHAM AND EMILY M. GRAHAM, THEIR HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the City and County of Greenville, State of South Carolina, being shown and designated as Lot No. 84, on plat of North Hills, recorded in the RMC Office for Greenville County, S. C., in Plat Book "H", at Page 138, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the easterly side of McDonald Street, at the joint front corner of Lots Nos. 84 and 85, running thence along said lots N. 23-32 E. 70.2 feet to an iron pin; running thence S. 71-43 E. 192.3 feet on alley; running thence with said alley S. 18-34 W. 70 feet to an iron pin; running thence N. 71-43 W. 198.3 feet to the point of BEGINNING.

As a part of the consideration, the grantees assume and agree to pay the balance due on that certain mortgage to General Mortgage Company, said mortgage being in the original amount of \$15,200.00, recorded June 6, 1961, in the RMC Office for Greenville County, S. C., in Mortgage Book 859, at Page 481, balance due on said mortgage being \$14,223.47.

Grantees also assume and agree to pay the balance due on that certain mortgage from the grantor to Larry M. Miller, said mortgage being recorded on October 14, 1965, in the RMC Office for Greenville County, S. C., in Mortgage Book 1010, at Page 501, the balance due thereon being \$1,300.00.

The grantor sets over and assigns to the grantees the escrow account and insurance policy in connection with the above loan.

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 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, 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, or Successors 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(s) and seal(s) this 6th day of December, 19 65

J W Pitts (Seal)

Signed, Sealed and Delivered in the Presence of Barbara L. Payne (Seal)



State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 6th day of December, A. D., 19 65

Notary Public for South Carolina (Seal)

Barbara L. Payne

State of South Carolina

COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also 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 6th day of December, A. D., 19 65

Sidney L. Jay (Seal)

Cancelled documentary stamps attached: S. C. \$ U. S. \$ 19 65 at 12:23 P.M. M., No. 17525 Recorded this 13th day of December

-519-187-11-23