

MAY 16 11 30 AM 1966

BOOK 798 PAGE 325

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

OLLIE FARRINGTON
R. M. S.

State of South Carolina

COUNTY OF GREENVILLE

That I, Franklin G. Phillips, Jr.,

Know All Men by These Presents:

in consideration of the sum of One Thousand Four Hundred and No/100 (\$1,400.00)----- in the State aforesaid,
and assumption of mortgage, ----- DOLLARS,

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)

GEORGE G. KIMBROUGH, HIS HEIRS AND ASSIGNS, FOREVER:

All those pieces, parcels or lots of land in the County of Greenville, State of South Carolina, shown and designated as Lots Nos. 112 and 113 on plat of Oak Crest, prepared by C. C. Jones, Engr., and recorded in the RMC Office for Greenville County, S. C., in Plat Book "GG", at Pages 130 and 131, said lots having the following metes and bounds, when described together, to wit:

BEGINNING at an iron pin on the southerly side of McLendon Drive, at joint front corner of Lots Nos. 112 and 98, and running thence with the southerly side of McLendon Drive, N. 60-02 E. 164.2 feet to an iron pin; thence on a curve, the chord of which is S. 59-05 E. 46.2 feet to an iron pin on the westerly side of Garren Drive; thence with the westerly side of Garren Drive S. 1-49 W. 110 feet to an iron pin; thence running S. 88-49 W. 59.1 feet to an iron pin; thence S. 36-27 W. 87.4 feet to an iron pin at joint rear corner of Lots Nos. 112 and 98; thence with the joint-line of Lots Nos. 112 and 98 N. 29-58 W. 135 feet to the point of BEGINNING.

The within conveyance is subject to utility easements, rights-of-way, and restrictions of record.

As a part of the consideration the grantee assumes and agrees to pay the balance due on that certain mortgage from Franklin G. Phillips, Jr. to Aiken Loan & Security Company, said mortgage having been recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 900, at Page 43, on August 31, 1962, and being in the original amount of \$14,050.00.

The grantor assigns and sets over to the grantee the insurance policy and escrow account 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 16th day of May, 1966

Signed, Sealed and Delivered in the Presence of

Franklin G. Phillips Jr. (Seal)

(Seal)

Barbara D. Payne (Seal)

(Seal)



State of South Carolina

COUNTY OF GREENVILLE

(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 16th day of May, A. D., 1966

[Signature] (Seal)
Notary Public for South Carolina

Barbara D. 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 16th day of May, A. D., 1966

[Signature] (Seal)
Notary Public for South Carolina

Mrs. Melda Gay S. Phillips

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____, 19 66, at 11:30 A.M. M. No. 32680

Recorded this 16th day of May

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