

AUG 16 3 25 PM 1968

TITLE TO REAL ESTATE — Prepared by Clifford F. Gaddy, Jr., Attorney at Law, Greenville, S. C.

BOOK 850 PAGE 416

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

County Stamps Paid \$6.05  
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS That Olin H. Fralick, Jr. & Bette R. Fralick  
in the State aforesaid,

in consideration of the sum of Five Thousand Eighty-two and 13/100 (\$5,082.37)-----DOLLARS,  
and assumption of mortgage as set forth below  
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 Everett J. Baker & Mary L. Baker, their heirs and assigns  
forever:

All that lot of land in the State of South Carolina, County of Greenville, on the  
western side of Ravensworth Road, near the town of Taylors, being shown as Lot 17  
of BROOK GLENNGARDENS, as shown on Plat recorded in Plat Book JJJ at page 85 and  
described as follows:

BEGINNING at an iron pin on the western side of Ravensworth Road, at the corner of  
Lot 16, and running thence with the western side of said road S. 29-43 E. 25 feet  
and S. 33-20 E. 104.6 feet to iron pin at corner of Lot 17; thence with line of said  
lot S. 65-17 W. 146.8 feet to iron pin; thence N. 36-05 W. 92.5 feet and N. 29-43 W.  
25 feet to iron pin at corner of Lot 16; thence with line of said lot N. 60-17 E.  
150 feet to the beginning corner.

Being the same property conveyed to the grantors by deed recorded in Deed Book 825  
at page 533 dated August 7, 1967.

Said lot is conveyed subject to Restrictions recorded in Deed Book 793 at page 453,  
and also subject to the right of way of Duke Power Company across the southern  
34 feet of said lot as shown on said plat.

As part of the consideration for the foregoing conveyance, the grantees assume and  
agree to pay the outstanding balance on a Note and Mortgage to Fidelity Federal Savings  
& Loan Association in the sum of \$16,917.63.

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) herein-  
above named, their 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 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') hands and seals this 14th day of August  
in the year of our Lord One Thousand Nine Hundred and Sixty-eight.

Signed, Sealed and Delivered in the Presence of

Olin H. Fralick, Jr. (Seal)

Bette R. Fralick (Seal)

Juanita D. Baruta  
Linda Soughlin



\_\_\_\_\_ (Seal)

\_\_\_\_\_ (Seal)

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

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 14th day of August 1968

Juanita D. Baruta (Seal)  
Notary Public for South Carolina  
January 1, 1970

Juanita D. Baruta

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) respectively, did this day appear be-  
fore 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  
14th day of August 1968

Bette R. Fralick

Juanita D. Baruta (Seal)  
Notary Public for South Carolina  
January 1, 1970

RECORDED this 16 day of August 1968, at 3:25 P. M., No. 4036

-276-72-4-20