TITLE TO REAL ESTATE—Offices of Earle, Grayson, Attorneys, Greenville, S. C.

FILED
GREENVILLE CO. S.C.
MAY 7 4 01 PM '69
OLLIE FARNSWORTH
R.M.C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

County Stamps Paid $3.85
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that We, Lloyd K. Gardner and Judith G. Gardner, of Greenville County

in consideration of Three Thousand, Four Hundred Eighty-One and 60/100 ($3,481.60)-------- Dollars, and assumption of mortgage set out below the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto James A. Connor and Sara P. Connor, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being at the northeasterly corner of the intersection of Lynchburg Drive and Tazewell Drive, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 19, Section 3 as shown on a plat of Richmond Hills prepared by Carolina Engineering and Surveying Company, dated April 20, 1965, and recorded in the R.M.C. Office for Greenville County in Plat Book JJJ at Page 81 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Tazewell Drive at the joint front corner of Lots 19 and 20 and running thence with the line of Lot 20, N. 54-37 E. 160 feet to an iron pin in the line of Lot 17; thence with the line of Lots 17 and 18, N. 35-23 W. 146 feet to an iron pin on the easterly side of Lynchburg Drive; thence with the easterly side of Lynchburg Drive, S. 29-15 W. 152 feet to an iron pin; thence with the curve of the intersection of Lynchburg Drive and Tazewell Drive, the chord of which is S. 3-04 E. 42.3 feet to an iron pin; thence with the northerly side of Tazewell Drive, S. 35-23 E. 45 feet to the point of beginning; being the same conveyed to us by J. Frank Williams by deed dated July 18, 1967 and recorded in the R.M.C. Office for Greenville County in Deed Vol. 824 at Page 10.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat(s), or on the premises.

As a part of the consideration for this conveyance, the grantees expressly assume and agree to pay the balance due on that certain note and mortgage, in the original sum of $17,000.00 executed by the grantors to Carolina Federal Savings and Loan Association of Greenville and recorded in the R.M.C. Office for Greenville County in Mortgage Book 1064 at Page 36, the balance due thereon being the sum of $16,468.40 as of this date.

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 6th day of May 1969

SIGNED, sealed and delivered in the presence of:

Nancy C Hunter
Patrick O Hunter

Lloyd K. Gardner (SEAL)
Lloyd K. Gardner

Judith G. Gardner (SEAL)
Judith G. Gardner

(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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 6th day of May 1969

Patrick O Hunter (SEAL)
Notary Public for South Carolina.

MY COMMISSION EXPIRES JANUARY 1, 1970

Nancy C Hunter

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 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 6th day of May 1969

Patrick O Hunter (SEAL)
Notary Public for South Carolina.

MY COMMISSION EXPIRES

Judith G. Gardner
Judith G. Gardner

RECORDED this 7 day of May 1969 at 4:01 P.M., No. 26621