

STATE OF SOUTH CAROLINA GREENVILLE COUNTY FARNSWORTH R. M. C.

Know All Men by These Presents:

That WE, Thomas F. Hall and Ann Loftis Hall

in consideration of the sum of Ten Thousand, Seventeen & 96/100 - - - - - in the State aforesaid, DOLLARS,

And Assumption of the 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

Richard N. Ryer and Caroline K. Ryer, Their Heirs and Assigns, Forever:

ALL that lot of land with the buildings and improvements thereon, situate on the North side of Pemberton Drive near the City of Greenville in Greenville County, South Carolina being shown as Lot No. 15 on Plat of Montroyal Hills, recorded in the RMC Office for Greenville County, S. C., in Plat Book KK, Page 111, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Pemberton Drive at the joint front corner of Lots 14 and 15 and runs thence along the line of Lot 14, N. 42-10 E. 335.8 feet to an iron pin; thence S. 33-27 E. 110 feet to an iron pin; thence with the line of Lot 16, S. 29-53 W. 285 feet to an iron pin on Pemberton Drive; thence along Pemberton Drive, N. 60-17 W. 85 feet to an iron pin; thence along Pemberton Drive, N. 55-42 W. 85 feet to the beginning corner.

This is the same property conveyed to us by deed of J. F. Brewer and Olga W. Brewer dated March 8, 1963, recorded in the RMC Office in Deed Book 718, Page 143.

The grantees herein assume and agree to pay that mortgage given by Thomas F. Hall and Ann Loftis Hall to General Mortgage Co. (now Cameron-Brown Co.) on March 8, 1963, in the amount of \$17,500.00, recorded in Mortgage Book 915, Page 517, on which there remains unpaid a principal balance of \$15,482.04

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights of way, if any, affecting the above described property.

Grantees to pay 1970 taxes.

Greenville County Stamps Paid \$ 1155 Act No. 380 Sec. 1

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 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 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 13th day of February in the year of our Lord One Thousand Nine Hundred and seventy

Signed, Sealed and Delivered in the Presence of

Estes L. Rodgers Patrick C. Fant

Thomas F. Hall Ann Loftis Hall (Seal) (Seal) (Seal) (Seal) (Seal)



State of South Carolina, Greenville County

Personally appeared before me Eston L. Rodgers

and made oath that he saw the within named grantor(s) Thomas F. Hall and Ann Loftis Hall deliver the within written deed, and that he, with Patrick C. Fant sign, seal and as their act and deed witnessed the execution thereof.

Sworn to before me this 13th day of February, A. D. 19 70

Patrick C. Fant (Seal) Notary Public for South Carolina

Estes L. Rodgers

My Commission expires: 4/17/79

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ann Loftis Hall wife of the within named Thomas F. Hall 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 Richard N. Ryer and Caroline K. Ryer their 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 13th day of February, A. D. 19 70

Patrick C. Fant (Seal) Notary Public for South Carolina

Ann L. Hall

My Commission expires: 4/17/79

Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this 16th day of February 19 70 at 11:43 A. M., No. #18053

-305-B4.3-1-32