

TITLE TO REAL ESTATE—Love, Thornton, Arnold & O'Connell, Lawyers Building, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FEB 25 11 41 AM '70
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that JAMES A. SWEATT

in consideration of One (\$1.00)----- Dollars,
and assumption of mortgage as 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

E. C. WILSON, JR., his heirs and assigns, forever:

All that lot of land in Greenville County, State of South Carolina, on the northern side of Patti Drive, being shown as Lot 30 on plat of Staunton Heights, dated February 1964, prepared by Dalton & Neves, recorded in Plat Book RR at page 167 in the RMC Office for Greenville County, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the northern side of Patti Drive at the joint front corner of Lots 29 and 30 and thence with Lot 29, N 13-00 E 175.6 feet to an iron pin at joint rear corner of Lots 29 and 30; thence S 72-30 E 93.29 feet to an iron pin at joint rear corner of Lots 30 and 31; thence with Lot 31, S 13-00 W 168.3 feet to an iron pin on Patti Drive; thence with said Drive, N 77-00 W 93 feet to the point of beginning.

This is the same property conveyed to the grantor by deed recorded in Deed Book 758 at page 571.

This property is conveyed subject to easements, rights-of-way and restrictions of record affecting said property.

As a part of the consideration for this conveyance, grantee assumes and agrees to pay the balancedue on the mortgage to Carolina Federal Savings & Loan Association recorded in Mortgage Book 974 at page 95 in the RMC Office for Greenville County, having a present balance of \$9,808.61

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 23 day of February 19 70

SIGNED, sealed and delivered in the presence of:
Donald R. M. Alister (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 23 day of February 19 70.
Donald R. M. Alister (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79.

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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, 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
23 day of February 19 70.
Donald R. M. Alister (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79.

RECORDED this 25th day of February 19 70, at 11:41 A. M., No. #18724

-166-248-2-56