

State of South Carolina

R. M. C.

Know All Men by These Presents:

COUNTY OF GREENVILLE

That Balentine Brothers Builders, Inc.

in consideration of the sum of Four Thousand Four Hundred Fifty-Nine and 69/100 (\$4,459.69)----- DOLLARS, and assumption of 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 grantee(s)

BOBBY D. BALLARD AND NANCY P. BALLARD, THEIR HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the easterly side of Fairlane Drive, near the Town of Simpsonville, being shown and designated as Lot No. 100, of Sections 1 and 2, of Greenbrier Subdivision, on plat recorded in the RMC Office for Greenville County, S. C., in Plat Book "QQ", at Page 128.

Said lot fronts on the easterly side of Fairlane Drive 100 feet, has a depth of 292 feet on the northerly side, a depth of 270.8 feet on the southerly side, and is 101.1 feet across the rear.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground.

DERIVATION: Deed Book 887, at Page 255.

As a part of the consideration, grantee assumes and agrees to pay the balance due on that certain mortgage from Charles F. Gaschler and Shelby F. Gaschler to Aiken Loan & Security Company, said mortgage being in the original amount of \$16,300.00, dated 17 November 1966, recorded 21 November 1966, RMC Office for Greenville County, S. C., in Mortgage Book 1045, at Page 61, upon which there is a present balance due of \$15,540.31.

The grantor hereby transfers and assigns to grantees 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.

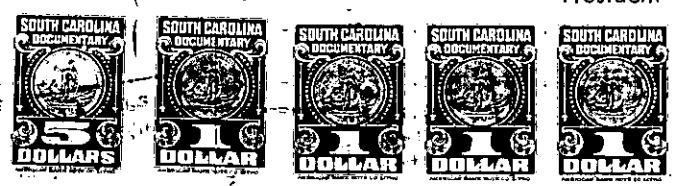
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') ^{Successors and Assigns} ~~Heirs, Heirs and Assigns~~ to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s') ^{Successors and Assigns} ~~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 22nd day of June, 1970

BALENTINE BROTHERS BUILDERS, INC. (Seal)

BY: W.C. Balentine (Seal)
President

Signed, Sealed and Delivered in the Presence of
Barbara L. Payne



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 22nd day of June, A. D., 19 70

Barbara L. Payne (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

Barbara L. Payne 4.95

State of South Carolina

COUNTY OF GREENVILLE

"GRANTOR-CORPORATION"
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 _____ day of _____, A. D., 19 _____

(Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____
Recorded this 22nd day of June, 19 70, at 4:04 P. M., No. #28115

299-1163-1-47