

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That Virgil Roy Dowd hereafter referred to as Grantor, in consideration of the sum of Fourteen Thousand Eight Hundred Seventeen and 71/100 plus assumption of mortgage by Betty Hawkins Peden hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, her heirs and assigns, forever;

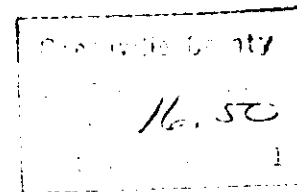
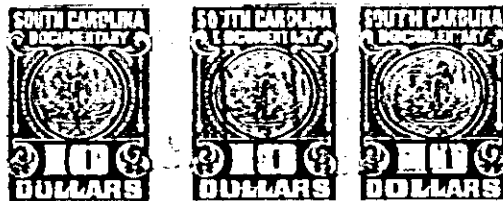
ALL those three certain pieces, parcels or lots of land situate, lying and being in Chick Springs Township, Greenville County, State of South Carolina, at the southeastern corner of the intersection of Mayflower Street and Elberta Street and being shown as Lots Nos. 10, 11 and 12 of Block E on plat of Buena Vista recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "W", at Page 29, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southeastern corner of the intersection of Mayflower Street and Elberta Street, and running thence with the southeastern side of Mayflower Street; N. 42-52 E. 105 feet to an iron pin at the corner of Lot No. 9; thence with the line of Lot No. 9, S. 47-08 E. 170 feet to an iron pin in the line of Lot No. 29; thence with the line of Lot No. 29, S. 53-52 W. 106.8 feet to an iron pin on Elberta Street; thence with the eastern side of Elberta Street, N. 47-08 W. 150 feet to an iron pin at the point of beginning.

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Being the same property conveyed to the Grantor hereby by deed of record in the R.M.C. Office of Greenville County in Deed Book 606, at Page 138.

This conveyance is made subject to the mortgage of C. Douglas Wilson & Company, dated September 12, 1958, recorded in Mortgage Book 758, at Page 543. This mortgage has an outstanding principal balance of \$5,682.29, and Grantee hereby assumes and agrees to pay said mortgage and the note obligation secured thereby.



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 and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 7th day of April, 1975.

Virgil Roy Dowd (Seal)
(Virgil Roy Dowd)

Signed, Sealed and Delivered in the Presence of

Sara A. Barfield (Seal)

_____ (Seal)

_____ (Seal)

_____ (Seal)

Grantor

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

7th day of April, 1975

Sara A. Barfield (Seal)
Notary Public for South Carolina

My Commission expires ~~January 1, 1977~~ 10-19-80

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Louise Dowd wife of the within named Grantor 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 Grantee and Grantee's Heirs/Successors 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 above described.

GIVEN under my hand and seal this

7th day of April, 1975

Sara A. Barfield (Seal)
Notary Public for South Carolina

Louise Dowd

My Commission expires ~~January 1, 1977~~ 10-19-80

Recorded this _____ day of APR 8 1975 19, at 2:57 P. M., No. 2388

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