

DEMETRIE J. LIATOS - Attorney At Law
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

JUL 9 11 05 AM '75
COUNTY CLERK
GREENVILLE S.C.

KNOW ALL MEN BY THESE PRESENTS, that We, Joseph F. Beacham and Frances N. Beacham,

in consideration of Three Thousand and no/100 (\$3,000.00)----- 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 Ronald W. Bayne and Vicki A. Bayne, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, on the northeastern side of Penarth Drive (formerly Noble Street) and being known and designated as Lot #49 on plat of property of Wm. R. Timmons, Jr. recorded in the R.M.C. Office for Greenville County in Plat Book BBB at Page 15 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Penarth Drive, joint corner of Lots 48 and 49 and running thence N. 71-25 E. 74 feet to an iron pin; thence N. 57-26 E. 52.9 feet to an iron pin; thence S. 88-28 E 125.5 feet to an iron pin; thence S. 21-37 E. 66.2 feet to an iron pin; thence S. 60-04 W. 220.2 feet to an iron pin on the northeastern side of Penarth Drive; thence along said Drive N. 31-07 W. 142.5 feet to the point of beginning.

THIS being the same property conveyed to Grantors by deed recorded in Deed Book 998 at page 767.

THIS deed is made subject to all restrictions, set back lines, roadways, zoning ordinances, easements, and rights-of-way, if any, affecting the above described property.

GRANTEES do hereby assume that mortgage to Carolina National Mortgage Investment Company, INC., dated May 13, 1974, recorded in the R.M.C. Office for Greenville County, in Mortgage Book 1310 at page 209, in the original amount of \$27,000.00 and having a present balance of \$26,795.60

Greenville County
Books
1020-3-34
Plat No. 530 Sec. 1

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 8th day of July 1975

SIGNED, sealed and delivered in the presence of:

Demetrie J. Liatos
Demetrie J. Liatos

Joseph F. Beacham (SEAL)
Frances N. Beacham (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 8th day of July 1975

Demetrie J. Liatos (SEAL)
Notary Public for South Carolina

Demetrie J. Liatos

My Commission Expires 9/15/77

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 8th day of July 1975

Demetrie J. Liatos (SEAL)
Notary Public for South Carolina

Demetrie J. Liatos

Commission expires: 9/15/77
RECORDED this 9th day of JUL 9 1975 at 11:26 A.M. No. 662

998

4328 RV-2