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State of South Carolina

County of GREENVILLE

FILED  
GREENVILLE CO. S. C.  
APR 12 1975  
CLERK OF COURTS

KNOW ALL MEN BY THESE PRESENTS, That KEVIN W. KELLY

in the State aforesaid, in consideration of the sum of One Thousand Three Hundred Thirty-four and 44/100 (\$1,334.44)-----Dollars, and assumption of mortgage indebtedness as recited hereinbelow to him in hand paid at and before the sealing of these presents by

First Hartford Realty Corporation

(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 First Hartford Realty Corporation, its successors and assigns, forever:

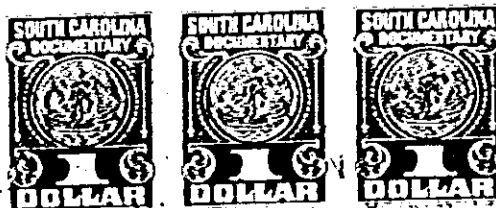
All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the Northeasterly side of East Indian Trail, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 16 on a plat entitled "Final Plat, Seven Oaks", as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4-R, page 6 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northeasterly side of East Indian Trail, said pin being the joint front corner of Lots 16 and 17 and running thence with the common line of said lots N. 82-29 E. 187.1 feet to an iron pin, the joint rear corner of Lots 16 and 17; thence S. 9-40 E. 78 feet to an iron pin, the joint rear corner of Lots 15 and 16; thence with the common line of said lots S. 75-43 W. 186 feet to an iron pin on the Northeasterly side of East Indian Trail; thence with the Northeasterly side of East Indian Trail N. 10-34 W. 100 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the Grantor herein by deed of Ellis L. Darby, Jr., and A. James Nelson, dated June 17, 1974, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1001 at page 449.

This conveyance is subject to a 20 foot drainage easement along branch and to all restrictions, setback lines, roadways, easements and rights of way, if any, affecting the above described property.

As a part of the consideration herein, the Grantee does hereby assume and agree to pay the balance due of \$35,665.56 on that certain mortgage given by the Ellis L. Darby, et al., to Fidelity Federal Savings and Loan Association in the face amount of \$36,000.00, dated April 9, 1973, in the R.M.C. Office for Greenville County, South Carolina, in Mortgage Book 1272 at page 91.



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