

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JAN 23 4 40 PM '76

DONNIE S. TANKERSLEY

KNOW ALL MEN BY THESE PRESENTS, that WE, H. GERALD EDWARDS and SHIRLEY M. EDWARDS,

in consideration of FIVE THOUSAND FOUR HUNDRED FIFTY-NINE & 32/100 (\$5,459.32) -- Dollars, and assumption of mortgage indebtedness set out hereinbelow, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JAMES T. WEAVER and SUE H. WEAVER, their heirs and assigns forever,

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the westerly side of East Woodburn Drive, near the City of Greenville, S. C., being known and designated as Lot No. 24 on plat entitled "Seven Oaks", as recorded in the RMC Office for Greenville County, S. C. in Plat Book 4R, Page 6, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of East Woodburn Drive, said pin being the joint front corner of Lots 24 and 25, and running thence with the common line of said lots, N. 51-58 W. 185.4 feet to an iron pin, the joint rear corner of Lots 24 and 25; thence N. 59-31 E. 171.4 feet to an iron pin on the southwesterly side of East Woodburn Drive; thence with the southwesterly side of East Woodburn Drive, S. 30-29 E. 18 feet to an iron pin; thence S. 24-48 E. 67.7 feet to an iron pin; thence S. 13-26 E. 67.6 feet to an iron pin; thence S. 35-41 W. 34.4 feet to an iron pin; thence S. 48-41 W. 46.2 feet to an iron pin, the point of beginning.

As a further part of the consideration for this conveyance, the Grantees assume and agree to pay, according to the terms thereof, that certain mortgage in favor of First Federal Savings and Loan Association recorded in the RMC Office for Greenville County, S. C. in Mortgages Book 1284, Page 325, on which there is a present outstanding balance due of Forty Thousand Forty and 68/100 (\$40,040.68) Dollars.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s), or on the premises.

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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 23 day of January, 1976.

SIGNED, sealed and delivered in the presence of:

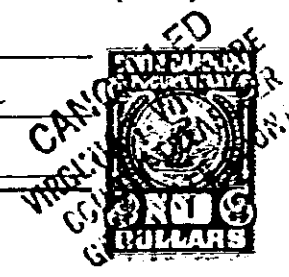
H. Gerald Edwards
Olivia B. Norris

H. Gerald Edwards (SEAL)
H. Gerald Edwards

Shirley M. Edwards
Shirley M. Edwards

Greenville County
Stamps 6.05
Paid \$
Act No. 380 Sec. 1

PROBATE



STATE OF SOUTH CAROLINA }
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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 23rd day of January, 1976.

H. Samuel Shull (SEAL)
Notary Public for South Carolina.

Olivia B. Norris

My commission expires 9/30/80

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 23rd day of January, 1976.

H. Samuel Shull (SEAL)
Notary Public for South Carolina.

Shirley M. Edwards
Shirley M. Edwards

My commission expires 9/30/80

RECORDED this day of JAN 23 1976 at 4:40 P. M., No. 18817

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