

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S.C.
APR 12 4 27 PM '76
DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that John R. Patterson and Phyllis Y. Patterson

in consideration of \$1.00 and being subject to mortgage as set out below:-----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto American Mortgage Insurance Company, its successors and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the Northern side of Third Day Street near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 55 on a plat entitled "Canterbury Subdivision, Section I", dated March 22, 1972, and revised through May 2, 1974, prepared by Heaner Engineering Co., Inc., and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 5-D at page 52 and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 54 and 55 and running thence with the line of Lot No. 54 N. 05-03-48 W. 116.19 feet to an iron pin; thence with the rear line of Lot No. 60 N. 77-08-00 E. 90 feet to an iron pin at the joint rear corner of Lots Nos. 55 and 56; thence with the line of Lot No. 55 S. 15-16-25 E. 111.94 feet to an iron pin on the Northern side of Third Day Street; thence with the curve of the Northern side of Third Day Street N. 79-49-54 E. 69.60 feet to the point of BEGINNING.

- 110-602.3-1.55

This property is conveyed subject to restrictions being recorded in the RMC Office for Greenville County in Deed Book 945 at Page 109 and subject to such easements as may appear of record or on the premises.

As part of the consideration for this conveyance, the Grantee takes title subject to the balance due on a note and mortgage executed by the Grantors herein to First Federal Savings and Loan Association of Greenville, S. C. dated March 31, 1975 in the original sum of \$26,100.00 which mortgage is recorded in the RMC Office for Greenville County, South Carolina on April 2, 1975 in Mortgage Book 1336 at Page 24, the present balance

(Continued on back)

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 6th day of April 19 76

SIGNED, sealed and delivered in the presence of: John R. Patterson (SEAL)
Mary D. Martin as to John R. Patterson Phyllis Y. Patterson (SEAL)
Bill M. Bozeman (SEAL)
Margaret J. Schwank as to Phyllis Y. Patterson (SEAL)

STATE OF SOUTH CAROLINA }
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PROBATE

Phyllis Y. Patterson

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 6th day of April 19 76

Bill M. Bozeman (SEAL) Margaret J. Schwank
Notary Public for South Carolina.
My Commission expires: 8-14-79

STATE OF SOUTH CAROLINA }
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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 6th day of April 19 76

Bill M. Bozeman (SEAL) Phyllis Y. Patterson
Notary Public for South Carolina.
My Commission expires: 8-14-79

(CONTINUED ON NEXT PAGE)

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____

0.500
4328 RV-23