

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that John Earl Banning

in consideration of Three Thousand and No/100 (\$3,000.00) ----- Dollars,  
and assumption of mortgage more specifically described 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  
Debra Elaine Downs and Nancy Durant, their heirs and assigns forever:

ALL that certain piece, parcel, or lot of land, with all improvements thereon, situate,  
lying and being in the State of South Carolina, County of Greenville, on the northern  
side of Third Day Street near the City of Greenville, being known and designated as  
Lot No. 54 as shown on a plat of Canterbury Subdivision, Section I, prepared by Heaner  
Engineering Co., Inc., dated March 22, 1972, and recorded in the R. M. C. Office for  
Greenville County, South Carolina, in Plat Book 4-N at Page 69, and having, according  
to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northern side of Third Day Street at the joint front  
corner of Lots Nos. 53 and 54 and running thence with the line of Lot No. 53, N. 04-29-56  
E. 134.20 feet to an iron pin at the joint rear corner of Lots Nos. 53, 54, and 61;  
thence with the line of Lot No. 61, S. 77-08-00 W. 85.53 feet to an iron pin at the joint  
rear corner of Lots Nos. 54 and 55; thence with the line of Lot No. 55, S. 05-03-48  
E. 116.19 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, the chord of which is N. 89-43-04  
E. 65.19 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances,  
easements, and rights-of-way appearing on the property and/or of record.

This is the same property as that conveyed to the Grantor herein by deed of Continental  
Mortgage Insurance, Inc., dated June 9, 1976, and recorded in the R. M. C. Office for  
Greenville County in Deed Book 1038 at Page 93 on June 16, 1976.

The Grantees as part of the consideration of this conveyance hereby assume and agree  
to pay that certain mortgage given by John E. Banning to Cameron-Brown Company recorded  
in Mortgage Book 1370 at Page 403 having an original amount of \$19,500.00 and having  
a present balance of \$19,352.33.

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The mailing address of the Grantees herein is: 105 Third Day Street, Piedmont, S. C. 29673

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-  
pertaining; 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 per-  
son whomsoever lawfully claiming or to claim the same or any part thereof.

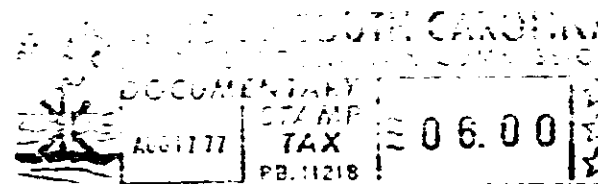
WITNESS the grantor's(s) hand(s) and seal(s) this 16 day of August, 1977

SIGNED, sealed and delivered in the presence of:

John E. Banning (SEAL)

Linda P. Mitchell  
Ronald E. Barber

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 16 day of August, 1977

Notary Public for South Carolina

My commission expires 1/15/85

STATE OF SOUTH CAROLINA  
COUNTY OF

RENUNCIATION OF DOWER NOT NECESSARY;  
GRANTOR UNMARRIED

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 whomso-  
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-  
tate, 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  
day of 19

Notary Public for South Carolina

My commission expires 1/15/85

RECORDED this day of AUG 17 1977 19

At 11:40 A.M.

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