

TITLE TO REAL ESTATE - INDIVIDUAL FORM Dillard & Mitchell, P.A., Greenville, S. C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY STAMP TAX \$ 0 7 0 0
PEGGY L. HUGHES

603 Pine Creek Drive
Greenville, S. C. 29605

KNOW ALL MEN BY THESE PRESENTS, that

in consideration of THREE THOUSAND SIX AND 12/100 (\$3,006.12) 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

JOHN CALVIN HUGHES, his heirs and assigns:

ALL my right, title and undivided one-half interest in and to the following described real estate: ALL that certain piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the southwestern side of Pine Creek Drive in Gantt Township, Greenville County, South Carolina, being shown and designated as Lot No. 51 on a plat of BELLE MEADE, Section 2, made by Piedmont Engineering Service, dated June 1954 recorded in the RMC Office for Greenville County, S. C., in Plat Book EE, page 116 and 117, reference to which is hereby craved for the metes and bounds thereof.

The grantee herein agrees and assumes to pay Greenville County property taxes for the tax year 1977 and subsequent years.

As a further part of the consideration for this deed, the grantee herein agrees and assumes to pay that certain note and mortgage heretofore given to Cameron-Brown Company in the original sum of \$ 21,750.00, recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Book 1237, page 167, on June 13, 1972, which has a verified balance due in the sum of \$20,487.75, as of May 1, 1977.

As a further part of the consideration for this deed, the grantor herein assigns, transfers and sets over unto the grantee all her right, title and interest, in and to any escrow deposits maintained by the mortgagee in connection with the mortgage loan referred to above.

This conveyance is made subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property. - 159 - 371 - 3 - 9

The above described property is the same conveyed to Peggy L. Hughes and John Calvin Hughes by deed of Lois G. Rish recorded June 13, 1972, in Deed Book 946 at page 207.

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 assigns against the grantor(s) and the grantor'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 11th day of October 19 77
Signed, sealed and delivered in the presence of:
[Signature] (SEAL)
[Signature] (SEAL)
PEGGY L. HUGHES

STATE OF SOUTH CAROLINA } PROBATE
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 11th day of October 19 77
[Signature] (SEAL)
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: 11-21-84

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } NOT NECESSARY-GRANTOR FEMALE
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
day of 19
(SEAL)
Notary Public for South Carolina
My commission expires:
RECORDED this 21 st day of October 19 77 2:08 P.M.
12551
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ OCT 21 1977 P.B. 12511 03.85

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