

Grantee's Mailing Address: Route 4, P. O. Box 65, Simpsonville 29681

TITLE TO REAL ESTATE—Offices of Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

VOL 1076 PAGE 831

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

APR 10 3 29 PM '78

DONNIE S. TANKERSLEY

KNOW ALL MEN BY THESE PRESENTS, that Daniel M. Durham and Sandra G. Durham,

in consideration of Eleven Thousand Three Hundred Thirty Eight and 46/100ths plus assumption Dollars, of home improvement loan as set out 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 Charles S. Verdin, III and Linda Verdin, 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 northern side of First Avenue, being known and designated as Lots Nos. 6, 7, and the major portion of Lot 8, R. E. Dalton, Engineer, May, 1919 and recorded in the R.M.C. Office for Greenville County in Plat Book F, at Page 86, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of First Avenue, joint front corner of Lots 5 and 6, and running thence with the northern side of First Avenue, N. 66-11 W. 168.5 feet, more or less, to a point at the intersection of First Avenue and Charleston Street; thence with Charleston Street, N. 40-40 E. 108 feet, more or less, to a point at the intersection of Charleston Street and Fortner Street; thence with the southern side of Fortner Street, S. 80-05 E. 109 feet, more or less, to an iron pin at the joint corner of Lots 5 and 6; thence with the joint line of said lots, S. 9-48 W. 135.7 feet to the point of beginning.

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This being the same property conveyed to the Grantors by deed of Paul Graham dated December 14, 1972 and recorded in the R.M.C. Office for Greenville County on December 15, 1972 in Deed Book 963 at Page 79.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements as may appear of record on the recorded plat(s) or on the premises.

As a part of the consideration for this conveyance, the Grantees hereby assume a property improvement loan over the subject property with First Federal Savings and Loan Association of Greenville having an outstanding balance of \$9,022.68 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 7 day of April 19 78

SIGNED, sealed and delivered in the presence of:

Daniel M. Durham (SEAL)
Daniel M. Durham

W. Lindsey Smith
Jorda W. Denty

Sandra G. Durham (SEAL)
Sandra G. Durham

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

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 7 day of April 19 78

W. Lindsey Smith (SEAL)
Notary Public for South Carolina.
My Commission Expires: 8-31-87

Jorda W. Denty

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 7 day of April 19 78

W. Lindsey Smith (SEAL)
Notary Public for South Carolina.
My Commission Expires: 8-31-87

Sandra G. Durham

RECORDED this day of APR 10 1978

At 3:29 P.M.

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