

418 Adams Mill Road, Mauldin, S. C. 29662

TITLE TO REAL ESTATE- Offices of HILL, WYATT & FAYSSOUX, Attorneys at Law, 10 Williams St., Greenville, S.C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

1054-1-1-25

KNOW ALL MEN BY THESE PRESENTS, that we, LEO G. HARDIN and SANDRA M. HARDIN

In consideration of Eleven Thousand Three Hundred Sixty-nine and 75/100 (\$11,369.75) Dollars,  
and assumption of mortgage as set forth 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 JAMES H. YATES AND ANITA C. YATES, their heirs and assigns forever:

All that lot of land in the County of Greenville, State of South Carolina, being known  
and designated as Lot No. 12, on plat of Section One, Brookside Subdivision, recorded in  
the RMC Office for Greenville County, S. C., in Plat Book 4-R, page 56 and having, according  
to said plat, the following courses and distances, to-wit:

BEGINNING at an iron pin on the westerly side of Adams Mill Road, the joint front corner  
of Lots 12 and 13; thence with the joint line of said lots S 71-33 W 160 feet to an iron  
pin; thence S 18-27 E 110 feet to an iron pin on the northerly side of a proposed unnamed  
street; thence with the north side of said unnamed street N 71-33 E 135 feet to an iron pin;  
thence continuing N 26-33 E 35.35 feet to an iron pin on the westerly side of said Adams  
Mill Road; thence with the westerly side of said road, N 18-27 W 110 feet to the beginning  
corner.

This conveyance is made subject to all easements, restrictions, setback lines, roadways  
and rights of way, if any, affecting the above described property.

This is the identical property conveyed to the grantors herein by deed of Wayne B. Anick  
and Brenda G. Anick recorded in the RMC Office for Greenville County, S. C., in Deed Book  
1042, page 96 on August 30, 1976.

-799-116.1-1-25

As a part of the consideration herein the grantees do hereby assume and agree to pay the  
balance due on that certain mortgage given by the grantors herein to Fidelity Federal  
Savings and Loan Association in the original amount of \$41,700.00, recorded in the RMC  
Office for Greenville County, S. C., in Mortgage Book 1376, page 570, the balance thereon  
being \$41,130.25.



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 grantee(s) do(s) hereby bind the grantors 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 whosoever 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 August, 1978.

SIGNED, sealed and delivered in the presence of

Mary S. Swinton (SEAL)  
Leo G. Hardin (SEAL)  
Sandra M. Hardin (SEAL)  
[Signature] (SEAL)

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 11th day of August, 1978.

[Signature] (SEAL)  
Notary Public for South Carolina

My commission expires 12/31/77

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 (s) of the above named grantor(s) respectively, did the 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 grantor(s) and the grantor(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

11th day of August, 1978.

[Signature] (SEAL)  
Notary Public for South Carolina

My commission expires 12/31/77

RECORDED in \_\_\_\_\_ day of AUG 4 1978 at \_\_\_\_\_ 2:47 P. M. No. 3570

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