

Grantee's address: 309 Vinson Drive, Greenville, SC

HORTON, DRAWDY, HAGINS, WARD & BLAKELY, P.A. 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that R. EARLE COCHRAN and GRACIE J. COCHRAN

in consideration of Eight Thousand Six Hundred Three and 56/100 (\$8,603.56) and the assumption of the 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 JERRY A. JACOBS and GLORIA S. JACOBS, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, located, lying and being in the County of Greenville, State of South Carolina, on the western side of Vinson Drive, being known and designated as Lot No. 48 as shown on plat entitled "Revision of Lots 47 and 48, Longforest Acres", prepared by Carolina Engineering and Surveying Company, dated September 1, 1969, recorded in the Greenville County R.M.C. Office in Plat Book 4C at Page 33, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Vinson Drive at the joint front corner of Lots 47 and 48 and running thence, with the line of Lot 47 S. 77-13 W., 165 feet to a point; thence N. 12-47 W., 85 feet to the joint front corner of Lots 48 and 49; thence N. 77-13- E., 165 feet to a point on the western side of Vinson Drive; thence with the western side of Vinson Drive S. 12-47 E., 85 feet to a point, the point and place of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights-of-way which are a matter of record and/or actually existing on the ground affecting the above described property.

This is the same property conveyed to the Grantors herein by deed of Donald Lee Smith recorded in the Greenville County R.M.C. Office in Deed Book 1031 at Page 176 on the 4th day of February, 1976.

As part of the consideration of this deed, the Grantees agree to assume and pay in full the indebtedness due on the note and mortgage covering the above described property owned by Carolina Federal Savings & Loan Association recorded in the RMC Office for Greenville County in REM Book 1359 at Page 578 which has a present balance due in the sum of \$33,396.44.

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 22nd day of December 19 78

SIGNED, sealed and delivered in the presence of

James C. Blakely, Jr. (SEAL) R. Earle Cochran (SEAL) Gracie J. Cochran (SEAL)

STATE OF SOUTH CAROLINA DOCUMENTARY TAX CO. STAMP TAX \$18.30

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 22nd day of December 19 78

James C. Blakely, Jr. (SEAL) E. G. Paul, Jr.

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER COUNTY OF GREENVILLE

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

22nd day of December 19 78 James C. Blakely, Jr. (SEAL) Gracie J. Cochran

RECORDED this DEC 22 1978 at 3:53 P.M.

SOUTH CAROLINA COUNTY DOCUMENTARY TAX \$09.90

0.285

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