vol 1109 ruse 940

KNOW ALL MEN BY THESE PRESENTS, that I, ALICE RUTH SHEEHAN

in consideration of SEVENTY THOUSAND, ONE HUNDRED SEVENTEEN & 37/100-(\$70,117.37) 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 CHARLES F. MANWARING and BEVERLY H. MANWARING, their heirs and assigns forever:

ALL that piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, at the westerly end of Cannon Lane, being shown and designated as Lot No. 1 on plat prepared by Carolina Engineering & Surveying Company, August 30, 1966, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northernmost corner of said lot and running thence S. 23-00 E. 513.7 feet to an iron pin; running thence S. 77-00 W. 312.7 feet to the center line of a branch; thence with said branch on the following traverse lines: N. 36-20 W. 92.5 feet; N. 7-01 W. 59 feet; N. 36-11 W. 109.8 feet; N. 26-33 W. 90 feet; and N. 55-35 W. 80 feet; running thence N. 59-30 E. 389.8 feet to the point of beginning.

This is the same property conveyed to William R. Sheehan, Jr. and Alice Ruth Sheehan by deed of T. L. Clayton, dated July 6, 1966, and recorded July 8, 1966, in Greenville County Deed Book 801 at Page 576. Thereafter, William R. Sheehan, Jr. conveyed his one-half interest in said property to Alice Ruth Sheehan, by deed dated August 9, 1968, and recorded that same date in Greenville County Deed Book 850 at Page 120. -12-376-729.2-1-3

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above property. As part of the consideration for this conveyance, the Grantees hereby assume and agree to pay the balance remaining on that mortgage from William R. Sheehan, Jr. and Alice Ruth Sheehan to First Federal Savings & Loan Association, dated February 8, 1968, and recorded that same date in Greenville County REM Volume 1083 at Page 405, in the original amount of \$30,000.00, said mortgage having a present unpaid principal balance of \$22,382.63.

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.

to warrant and forever defend all and singular said premises unto the son whomsoever lawfully claiming or to claim the same or any part t	hereof.
WITNESS the grantor's(s') hand(s) and seal(s) this 22 day of	August , 19 7.9
SIGNED, sealed and delivered in the presence of:	ALICE RUTH SHEEHAN (SEAL)
Kathun S. Currinham	ALICE RUIN SHEERAN (SEAL)
This of Longh	SOUTH MOCUMENTARYALD
	CAROLINA COUNTY
STATE OF SOUTH CAROLINA	BO 1- ANG23'78 (7 7. 55
COUNTY OF GREENVILLE	dersigned 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 valove, witnessed the execution thereof.	within written deed and that (s)he, with the other witness subscribed
SWORN to before me this 22nd day of August	19 79
Nature Bublishe South Carolina (SEA)	i) with nongh

STATE OF SOUTH CAROLINA

My commission expires.

3/15/82^C

RENUNCIATION OF DOWER NONE NECESSARY FEMALE GRANTOR

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 estate, 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 o

My commission

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