

107 Seven Oaks Drive
Greenville, S. C. 29605
STATE OF SOUTH CAROLINA
COUNTY OF Greenville

RECORDED
S. C.
SEP 24 1979
MERSLEY

VOL 1111 PAGE 48

KNOW ALL MEN BY THESE PRESENTS, that C. W. Cook

in consideration of Eighty-eight Thousand Seven Hundred Thirty-nine and 68/100----- Dollars (\$88,739.68) Dollars and assumption of mortgage 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 Robert R. O'Neill and Sandra A. O'Neill, their heirs and assigns, forever:

ALL that lot of land in Greenville County, South Carolina, known and designated as Lot No. 49 of Section One of Chanticleer, Inc., as shown by a plat thereof made by R. K. Campbell, dated September 29, 1962, and recorded in the R. M. C. Office for Greenville County in Plat Book YY at page 97, and having, according to said plat, the following metes and bounds: - 14 - 157 - WG 1.3 - 1 - 36

BEGINNING at an iron pin on the southeastern side of West Seven Oaks Drive at the joint front corner of Lots 49 and 50 and following the curve of West Seven Oaks Drive to an iron pin at the joint front corner of Lots 49 and 48, the traverse of which curve is as follows: S. 78-23 W., 53.4 feet, S. 65-41 W., 50 feet, S. 42-03 W., 50 feet, S. 26-39 W., 47 feet, S. 5-29 W., 40 feet, S. 12-58 E., 56.8 feet and S. 32-26 E., 60 feet to said joint front corner of Lots 48 and 49; thence with the line of Lot 48, N. 53-23 E., 154.65 feet to a pin at the rear corner of Lot 50; thence with the line of Lot 50, N. 4-16 W., 165 feet to the beginning corner.

This is the same property conveyed to the grantor herein by deed of Patsy C. Cook dated August 19, 1971 recorded in the R. M. C. Office for Greenville County in Deed Book 923 at page 255. As part of the consideration for the within described property, the grantees assume and agree to pay the balance remaining due on that certain mortgage given to First Federal Savings and Loan Association in the original amount of \$40,000.00 recorded December 9, 1964 in the R. M. C. Office for Greenville County in Mortgage Book 980 at page 471 and having, at the time of assumption, a balance of \$23,260.32.

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX STAMP

GREENVILLE COUNTY 7805
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
SEP 16 1979
97.90

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 10th day of September, 1979
SIGNED, sealed and delivered in the presence of:
W. D. Daily (Signature) (SEAL)
C. W. Cook (Signature) (SEAL)
Jeannette Sullivan (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 September 1979
W. D. Daily (Signature) (SEAL)
Jeannette Sullivan (Signature)
Notary Public for South Carolina
My commission expires 8/24/83

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER
(NOT NECESSARY; GRANTOR NOT MARRIED)

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 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 SEP 10 1979
RECORDED this day of 19, at M. No. 8355

at 11:30 A.M.

00400

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