

Ch. Horton Law Firm
P.O. Box 10167 ES.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RECORDED
FEB 5 1980
4:57 PM '80
RMC OFFICE
GREENVILLE

1120-180

KNOW ALL MEN BY THESE PRESENTS, that Richardson and Johnson, a Partnership,

in consideration of Eleven Thousand Two Hundred Thirty-Five and 77/100 (\$11,235.77)----- 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 James G. Johnson, III, His Heirs and Assigns Forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on the easterly side of Williams Street, being shown as all of Lot 23 and part of Lot 22 on a plat of the property of Thomas E. Parker, recorded in the RMC Office for Greenville County, S. C. in Plat Book E at Page 115, and being more particularly described by metes and bounds as follows:

BEGINNING at an iron pin on the easterly side of Williams Street at a point in the center of the front line of Lot 22, which pin is at the southwestern corner of the lot of land heretofore conveyed to Lottie Mae B. Lawton; thence with the line of the Lawton lot, N. 73-10 E. 151.5 feet to a stake on the westerly side of a 10-foot alley; thence with said alley, S. 13-02 E. 64.2 feet to an iron pin; thence S. 28-30 W. 15 feet to an iron pin on another 10-foot alley; thence with the northern side of said alley, S. 68-52 W. 140 feet to an iron pin on Williams Street; thence with the eastern side of Williams Street, N. 14-54 W. 85.5 feet to the point of beginning.

- 26 - 500 - 45 - 2 - 9

This is the same property conveyed to the Grantors herein by deed dated September 8, 1976, recorded in Deed Book 1047 at Page 489 on December 8, 1976. Deed from Richardson, Sullivan, Johnson & Gilreath, a partnership.

As a part of the consideration herein, the Grantee does hereby specifically assume and agree to pay that certain mortgage in favor of First Federal Savings and Loan Association in the original amount of \$60,300.00 recorded in Mortgage Book 1440 at Page 54, and having a present principal balance of \$58,668.25.

This conveyance is subject to all restrictions, easements, roadways, setback lines, zoning ordinances and rights-of-way, if any, which may affect the property hereinabove described. 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 4th day of February 1980.

SIGNED, sealed and delivered in the presence of:

Wanda S. Williams
Debra L. Stemple
RICHARDSON AND JOHNSON, A PARTNERSHIP (SEAL)
BY: W. D. Richardson (SEAL)
J. A. Johnson (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 4th day of February 19 80.

Debra L. Stemple (SEAL)
Notary Public for South Carolina
My commission expires: 10/24/83

Wanda S. Williams

NOT NECESSARY - GRANTOR A PARTNERSHIP
RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA }
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, 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.

RECORDED
FEB 5 1980
at 4:57 P.M.

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
FEB-5-80
12.65

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4328 RV-2

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