

Grantee's address: 209 Maxie Avenue, Greenville, S.C. 29611

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS that WE, HILTON K. WEST and PATRICIA B. WEST

in consideration of Eleven Thousand and No/100 (\$11,000.00) and assumption of Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto STEPHEN P. ZELLNER and REGINA L. ZELLMER, their heirs and assigns, forever;

ALL that piece, parcel or lot of land, situated, lying and being in the State of South Carolina, County of Greenville, on the southeastern side of Maxcy Avenue, being shown and designated as Lot No. 22 on Plat of COCHRAN HEIGHTS, Map 2, recorded in the RMC Office for Greenville County in Plat Book KK at Page 11, and having, according to a more recent survey by Freeland & Associates, dated February 16, 1978, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Maxcy Avenue, joint front corner of Lots Nos. 22 and 23, and running thence along the common line of said lots, S. 36-00 E. 270 feet to an iron pin, joint rear corner of Lots Nos. 22 and 23; thence along the rear line of Lot No. 22, S. 54-00 W. 143.2 feet to an iron pin; thence N. 66-34 W. 43.4 feet to an iron pin in branch; thence N. 19-10 W. 243.5 feet to an iron pin on the southeastern side of Maxcy Avenue; thence along the southeastern side of Maxcy Avenue, N. 54-00 E. 100 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the grantors herein by deed of Kenneth B. Eberhardt as recorded in Deed Book 1074 at Page 26 of the RMC Office for Greenville County, S.C., on February 21, 1978.

GRANTEES do hereby assume that mortgage to NCB Mortgage South, Inc. in the original amount of \$34,600.00 as recorded in Mortgage Book 1423 at Page 904, in the RMC Office for Greenville County, S.C., and having a current balance of \$33,796.39.

14(16A) 2424-1-63  
GREENVILLE COUNTY DOCUMENTARY TAX  
★ 12.10

together with all and singular the rights, members, benefits 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 grantors do hereby bind the grantee(s) and the grantee(s)'s heirs or successors, executors and administrators to warrant and forever defend 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 29th day of January 1981

SIGNED, sealed and delivered in the presence of

*[Signature]*  
Notary Public for South Carolina

*[Signature]* (SEAL)  
Hilton K. West  
*[Signature]* (SEAL)  
Patricia B. West  
(SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) execute and deliver the within instrument and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 29th day of January 1981

*[Signature]* (SEAL)  
Notary Public for South Carolina  
My commission expires 2/23/86

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 (they) do so freely, voluntarily, and without any compulsion, dread or fear of any person whatsoever, to release and forever relinquish unto the grantor(s) and the grantor(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 expressed and released.

GIVEN under my hand and seal this 29th day of January 1981

*[Signature]* (SEAL)  
Notary Public for South Carolina  
My commission expires 2/23/86

*[Signature]*  
Patricia B. West

RECORDED JAN 30 1981 10:00 A.M.S.

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