

Route 3, Box 9102, ~~Furmanville~~, Greenville, S. C. 29609

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } PH 104

KNOW ALL MEN BY THESE PRESENTS, We, James E. Durant and Kathleen S. Durant

in consideration of One (\$1.00) Dollars,
And Assumption of Mortgage
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 Mackey, His Heirs And Assigns,

ALL that certain piece, parcel, or lot of land in Greenville County, State of South Carolina, near the City of Greenville, being shown and designated as Lot No. 37, on Plat of Sylvan Hills, recorded in the R. M. C. Office for Greenville County, in Plat Book S, at page 103, and having according to a plat entitled "Property of Felton Hallums, Jr.", made by Webb Surveying and Mapping Co., on August 7, 1972, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Morningside Drive at the joint front corner of Lots Nos. 37 and 36, and running thence with the line of Lot No. 36, N. 84-24 E. 89 feet to an iron pin; thence N. 20-26 E. 94.2 feet to an iron pin at rear corner of Lot No. 39; thence with the line of Lot No. 39, S. 84-24 W. 129.6 feet to an iron pin on Morningside Drive; thence with the eastern side of Morningside Drive, S. 4-32 E. 85 feet to the point of beginning.

15(159) 365-5-13

BEING the same property conveyed to James E. Durant and Kathleen S. Durant by deed of Felton Hallums, Jr., dated February 23, 1978, and recorded February 23, 1978, in Deed Volume 1074, at page 194, in the Office of the R. M. C. for Greenville County.

THIS conveyance is made subject to any restrictions, zoning ordinances, or easements that may appear of record, on the recorded plat or on the premises.

THIS property is subject to a first mortgage given by the Grantors to MNCNB Mortgage South, Inc., on February 24, 1978, in the original amount of \$27,550.00, with a current balance of \$26,993.53; originally Mortgage Volume 1424, page 135; dated February 24, 1978; and assigned to P N M A, as noted in Mortgage Volume 1429, page 94; dated April 14, 1978.

together with all and singular the rights, benefits, improvements and appurtenances to and premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee (and the grantee's) heirs or successors and assigns forever. And the grantors do hereby bind the grantee and the grantee's heirs or successors, executors and administrators to warrant and forever defend all and singular the premises unto the grantee and the grantee's heirs or successors and against every person who may lawfully claim or to claim the same or any part thereof.

WITNESS the grantors' hands and seals this 19th day of February, 1981

SIGNED, sealed and delivered in presence of

James E. Durant (SEAL)
Kathleen S. Durant (SEAL)
Marie L. Jones (SEAL)
_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantors, her seal and as the grantors' agent and did, deliver the within instrument and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 19th day of February, 1981

Marie L. Jones (SEAL) *Marie L. Jones*

My commission expires March 19, 1989

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantors respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she (they) freely, voluntarily, and without any compulsion, dread or fear of any person whatsoever, her (their) name, release and forever relinquish unto the grantee (and the grantee's) heirs or successors and assigns, all her (their) interest and estate, and all her (their) right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this 19th day of February, 1981

Marie L. Jones (SEAL) *Marie L. Jones*

My commission expires March 19, 1989

RECORDED FEB 23 1981

1532 E. M. No.

0137

4328 RV-2