

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee Address:
201 EUNICE DR
GREENVILLE, SC 29611

KNOW ALL MEN BY THESE PRESENTS, that WE, JOHN ANTHONY FRANCONI, JR. AND ANGELA J. FRANCONI,

in consideration of **Seven-thousand Dollars and assumption of the mortgage***** 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

JAMES K. CALDWELL AND DEBORAH D. CALDWELL, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina,
on the easterly side of Lions Club Road, being shown and designated as Lot No. 3 on plat of
Property of Mae Davis Hill, recorded in the RMC Office for Greenville County, S. C., in Plat Book
"FFF", at page 37.

This is the identical property conveyed unto John Anthony Francioni, Jr. and Angela J. Francioni
by deed of Frank P. McGowan, Jr., as Master in and for Greenville County, deed dated June 28,
1979 and recorded June 29, 1979 in Deed Book 1105 page 757 in the RMC Office for Greenville
County, S. C.

13(308) B16-3-34

This conveyance is made subject to easements, restrictions of record and on the premises.

The grantee herein, by the acceptance of this deed, specifically assumes and agrees to pay the
indebtedness due under the terms of a mortgage given by the grantor to Collateral Investment
Company and recorded in Mortgage Book 1471 at page 930, records of Greenville County, and also
hereby assumes the obligations of the grantor under the terms of the instruments creating the loan
to indemnify the Veterans Administration to the extent of any claim payment arising from the
guaranty or insurance of the indebtedness above mentioned. Present balance is \$32,610.14

STATE OF SOUTH CAROLINA
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DOCUMENTARY TAX STAMP

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
APR 30 1981
07.70

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining; 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 per-
son 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 APRIL, 1981

SIGNED, sealed and delivered in the presence of:

Nancy J. Ward (SEAL)
Angela J. Francioni (SEAL)
M. Allen Gault (SEAL)

STATE OF SOUTH CAROLINA
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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 29th day of APRIL, 1981
M. Allen Gault (SEAL)
Notary Public for South Carolina.

Nancy J. Ward

My commission expires 9-26-82

STATE OF SOUTH CAROLINA
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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 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 es-
tate, 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

29th day of APRIL, 1981
M. Allen Gault (SEAL)
Notary Public for South Carolina.

Angela J. Francioni

My commission expires 9-26-82

RECORDED this 30th day of APRIL, 1981, at 11:34 A. M., No. 30323

0175

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