

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } 0001

PP '81
TITLE TO REAL ESTATE
HARTSLEY

Grantors Address
103 Vesper Circle
Mauldin, S.C. 29628

KNOW ALL MEN BY THESE PRESENTS, that Patrick J. O'Neill and Bonnie E. O'Neill

Two Thousand Eight Hundred Two and 41/100 (\$2,802.41)

in consideration of Dollars plus assumption of a mortgage as hereinbelow described
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents, do grant, bargain, sell, and release unto
Richard P. Hertzler and Martha L. Hertzler, their heirs and assigns
forever;

All that certain piece, parcel or lot of land in the Town of Mauldin, County of Greenville, State of South Carolina, situate, lying and being on the eastern side of Vesper Circle and being known and designated as Lot No. 2 on a plat of Section 2, SUNSET HEIGHTS Subdivision, recorded in the RMC Office for Greenville County in Plat Book RR at Page 85 and having such metes and bounds as shown thereon, reference to said plat being made for a more complete description.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

This being the same property conveyed to Grantor by deed of Marion E. Fortune and Lillian E. Summey recorded in the RMC Office for Greenville County in Deed Book 1078 at page 854 on May 9, 1978.

(15) - 799 - 718.1-1-89

This conveyance is made subject to that certain mortgage made by the Grantors in the original amount of \$36,600.00 to Cameron Brown Company and recorded in the RMC Office for Greenville County in Mortgage Book 1431 at page 500 on May 9, 1978. The Grantee agrees to assume and pay the same as part of the consideration of this conveyance. The Grantee also hereby assumes the obligation of Patrick J. O'Neill and Bonnie E. O'Neill 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.

The Grantee herein also assumes and agrees to pay that certain mortgage to William T. Fowler, Sr. in the original amount of \$10,000.00 and having a present balance of \$15,400.00 and being recorded in the RMC Office for Greenville County in Mortgage Book 1515 at page 901 on September 15, 1980.

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 grantees(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 grantees(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) the 2nd day of December 19 81.

SIGNED, sealed and delivered in the presence of:
Paul C. Harris
Paul C. Harris

Patrick J. O'Neill (SEAL)
PATRICK J. O'NEILL
Bonnie E. O'Neill (SEAL)
BONNIE E. O'NEILL (SEAL)

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086

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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 3rd day of December 19 81.

Paul C. Harris (SEAL)
Notary Public for South Carolina
My Commission expires 3-27-89

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX
DEC 21 1981
0800

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COUNTY OF GREENVILLE }

RENU

I, the undersigned Notary Public, do hereby certify unto all 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

2nd day of December 19 81.
Paul C. Harris (SEAL)
Notary Public for South Carolina
My commission expires 3-27-89

Bonnie E. O'Neill
BONNIE E. O'NEILL

RECORDED this 3 day of Dec. 1981 at 2:19 P.M.

13321

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
03.30

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