

GRIFFIN & HOWARD, 111 PETTIGRUST, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that FRANK A. PRICE and HARRIET H. PRICE

MAR 11 10 13 AM '82

in consideration of Twenty-Three Thousand Seven Hundred Fifty-Six and 33/100 Dollars, (\$23,756.33), and assumption of the mortgage recited hereinbelow the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JANICE H. DUNCAN, her heirs and assigns, forever:

All that certain piece, parcel, or lot of land situate, lying and being on the eastern side of Fairhaven Drive, in the County of Greenville, State of South Carolina, being shown and designated as Lot 57 on a Plat of ORCHARD ACRES, Section 2, recorded in the RMC Office for Greenville County in Plat Book QQ, at Page 6, and having, according to said Plat, the following metes and bounds:

11(276) T 31-3-66

BEGINNING at an iron pin on the eastern side of Fairhaven Drive, joint front corner of Lots 57 and 58, and running thence with the common line of said Lots N 81-35 E, 175.0 feet to an iron pin; thence S 08-27 E, 85.0 feet to an iron pin, joint rear corner of Lots 56 and 57; thence with the common line of said Lots, S 81-33 W, 175.0 feet to an iron pin on the eastern side of Fairhaven Drive; thence with said Drive, N 08-27 W 85.0 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This is the same property conveyed to the Grantors herein by deed of James Harvey Williams and Pamela W. Williams, recorded in Deed Book 1050, at Page 960.

The Grantee herein assumes and agrees to pay the balance due of that certain mortgage given to Aiken-Speir, Inc., by the Grantors herein dated February 11, 1977, and recorded February 14, 1977, in the RMC Office of Greenville County in Mortgage Book 1389, Page 149, with a principal balance of \$33,743.67.

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 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 person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 5th day of March, 19 82

SIGNED, sealed and delivered in the presence of:

Charles E. Howard
Monty C. McLucas

Frank A. Price (SEAL)
Harriet H. Price (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 5th day of March 19 82

Charles E. Howard (SEAL)
Notary Public for South Carolina

Monty C. McLucas

My commission expires 3-19-91

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 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

5th day of March 1982

Charles E. Howard (SEAL)
Notary Public for South Carolina

Harriet H. Price

My commission expires 3-19-91

RECORDED this day of 19

GREENVILLE COUNTY DOCUMENTARY TAX 26.40

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