

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That Kenneth R. Erfft and Nancy C. Erfft,

in the State aforesaid, in consideration of the sum of Six Thousand, Four Hundred Sixty Four and 95/100 - - DOLLARS, and assumption of mortgage referred to below. to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said George W. Androne and Mary Sue Androne, their heirs and assigns, forever,

All that piece, parcel or lot of land, situate, lying and being on the west side of Summit Drive in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 5, on a plat of property of C. Douglas Wilson, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "AA", Page 97, said plat being a revision of a plat of the property of Lois M. Wilson, which plat is recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book T, Page 120, and having, according to the former plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the west side of Summit Drive, joint front corner of Lots Nos. 5 and 6, and running thence, N. 89-30 W. 160 feet to an iron pin, joint rear corner of Lots Nos. 5 and 6; thence S. 1-26 W. 80 feet to an iron pin, joint rear corner of Lots Nos. 4 and 5; thence S. 89-30 E. 160 feet to an iron pin on the west side of Summit Drive; thence along the west side of Summit Drive, N. 1-26 E. 80 feet to an iron pin, the point of beginning. Being the same property conveyed to the grantors herein by deed of Charles E. Robinson, Jr. and R. M. Gaffney, dated July 1, 1952, recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 458, at Page 422. LESS, HOWEVER, a small strip across the front of the lot which was taken by the City of Greenville for the purpose of widening Summit Drive.

The Grantees assume and agree to pay the balance due on that mortgage given by Kenneth R. Erfft, et al to General Mortgage Co. in the original amount of \$10,000.00 dated July 3, 1952, recorded in the R. M. C. Office for Greenville County, S. C. in Mortgage Book 534, at page 21.

Grantees to pay 1954 taxes.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and Assigns forever.

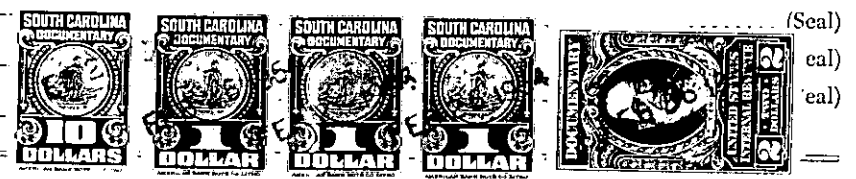
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 30th day of January in the year of our Lord One Thousand Nine Hundred and fifty-four

Signed, Sealed and Delivered in the Presence of

Evelyn H. Reeves, Patrick C. Fant

Kenneth R. Erfft, Nancy C. Erfft (Seal)



State of South Carolina, Greenville County

Personally appeared before me Evelyn H. Reeves

and made oath that s he saw the within named grantor(s) Kenneth R. Erfft and Nancy C. Erfft sign, seal and as their act and deed deliver the within written deed, and that s he, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 30th day of January A. D. 1954 Patrick C. Fant (Seal) Notary Public for South Carolina

Evelyn H. Reeves

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Nancy C. Erfft wife of the within named Kenneth R. Erfft did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto George W. Androne and Mary Sue Androne

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 30th day of January A. D. 1954 Patrick C. Fant (Seal) Notary Public for South Carolina

Nancy C. Erfft

Recorded this 26th day of February 1954 at 1:30 P. M., No. #4487

157-2-89