

TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 1965 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

COUNTY OF GREENVILLE

SEP 17 2 08 PM '65

OLLIE F. NORTH
R.M.C.

Knows All Men by These Presents:

That we, Herbert D. Ayers and Barbara W. Ayers,

in consideration of the sum of Four Hundred and No/100 (\$400.00)----- in the State aforesaid,
and assumption of mortgage, -----DOLLARS,

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 grantee(s)

MRS. VIRGIL W. PHILLIPS, HER HEIRS AND ASSIGNS, FOREVER:

All that lot of land with the buildings and improvements thereon, situate on the east side of Essex Court, in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 29 on plat of Essex Court, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "W", at Page 31, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the east side of Essex Court at joint front corner of Lots Nos. 28 and 29, and running thence along the line of Lot No. 28, N. 86-15 E., 116.9 feet to an iron pin; thence S. 5-52 E., 60.04 feet to an iron pin; thence with the line of Lot No. 30, S. 86-15 W., 119.1 feet to an iron pin on the east side of Essex Court; thence along Essex Court, N. 3-45 W., 60 feet to the beginning corner.

The above is the same property conveyed to the grantors by deed recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 741, at Page 586.

As a part of the consideration of this conveyance, the grantee assumes and agrees to pay the balance due on that certain mortgage to C. Douglas Wilson & Co., the same being \$6,163.42, which mortgage is recorded in the said RMC Office in Mortgage Book 885, at Page 263; the grantors transfer and assign to the grantee the escrow account and insurance policy in connection with this loan.

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 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, 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, or Successors 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(s) and seal(s) this 17th day of September, 19 65

Signed, Sealed and Delivered in the Presence of

Barbara D. Payne
Barbara D. Payne



Herbert D. Ayers (Seal)
Barbara W. Ayers (Seal)

(Seal)
(Seal)

State of South Carolina

COUNTY OF GREENVILLE

(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 17th day of September, A. D., 19 65

Barbara D. Payne (Seal)
Notary Public for South Carolina

Barbara D. Payne

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also 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 17th day of September, A. D., 19 65

Barbara W. Ayers (Seal)
Notary Public for South Carolina

Barbara W. Ayers

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____, 19 65, at 2:00 P. M., No. 8730
Recorded this 17th day of September

519-2774-1-100