

TITLE TO REAL ESTATE - Prepared by
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



832 PAGE 195
UNITED STATES DOCUMENTARY 10¢, 1967

KNOW ALL MEN BY THESE PRESENTS, that we, Donald E. Phillips and Patricia J. Ferguson, of the County and State aforesaid,

in consideration of Seven Thousand Seven Hundred Seventy-Four (\$7,774.00) - - - - Dollars, and assumption of mortgage described below, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Nancy B. Edwards, her heirs and assigns forever, the following described property:

All that piece, parcel or lot of land, situate, lying and being in Oneal Township, Greenville County, South Carolina, being formerly a portion of the John W. and Betty J. Humphries property, as shown on a plat made by John A. Simmons, Registered Surveyor, dated October 12th, 1961, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail in the center of the intersection of Milford Church Road and Groce Meadow Road, and running thence with the center of Milford Church Road S. 86-10 E. 115 feet; thence continuing with the middle of Milford Church Road S. 87-24 E. 284 feet to a nail; thence continuing with the middle of Milford Church Road N. 87-25 E. 182.6 feet to a nail; thence continuing with the middle of Milford Church Road N. 83-10 E. 450.8 feet to a nail in the center of Milford Church Road; thence N. 13-55 W. 1000 feet to an iron pin; thence S. 75-40 W. 70.3 feet to an iron pin; thence S. 14-20 E. 312 feet to an iron pin; thence S. 30-19 W. 243.4 feet to an iron pin; thence S. 11-00 W. 90 feet to an iron pin; thence S. 67-35 W. 369 feet to an iron pin; thence S. 80-45 W. 372 feet to an iron pin in the center of Groce Meadow Road; thence S. 9-30 E. 230 feet to a nail; thence N. 80-45 W. 15 feet to a nail; thence S. 9-15 E. 205 feet to a nail, at the center of the intersection of Groce Meadow Road and Milford Church Road, the point of beginning, and containing 9.15 acres.

As a part of the consideration the grantee agrees to assume and pay the balance due on a certain mortgage in favor of Travelers Rest Federal Savings and Loan Association, on which there remains an unpaid balance of \$22,226.00, which mortgage is recorded in Mortgage Book page of the records of the R.M.C. Office for Greenville County, South Carolina.

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 23rd day of October 19 67.

SIGNED, sealed and delivered in the presence of:

Donald E. Phillips (SEAL)
Patricia J. Ferguson (SEAL)
Alice Lamm (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 23rd day of October, 19 67.

Alice Lamm (SEAL)
Notary Public for South Carolina.
My commission expires: 1-1-70



RENUNCIATION OF DOWER - Unnecessary - Grantor, Donald E. Phillips, unmarried - Grantor Patricia J. Ferguson-unmarried.
I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the within named grantor(s) being privately and separately examined by me, and all her right and claim of dower of,

Notary Public for South Carolina.

RECORDED this 6th., day of November 19 67, at 3:23 P. M., No 13257

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