

TITLE TO REAL ESTATE—Offices of Earle, Bozeman & Clayton, Attorneys at Law, Greenville, S. C.

MAY 26 3 40 PM '69
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

County Stamps Paid \$2.75
See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that I, Ben C. Sanders, of Greenville County

in consideration of Two Thousand, Five Hundred and No/100 (\$2500.00)----- Dollars,
and assumption of mortgage set out 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

R. L. Crain and C. S. Willingham, their heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 55 of a subdivision known as Thornwood Acres according to a plat thereof prepared by Jones & Sutherland, Engineers, dated December 1958, and recorded in the R. M. C. Office for Greenville County in Plat Book MM at Page 59 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Brushy Creek Road at the joint front corner of Lots 55 and 56 and running thence S. 32-27 W. 122 feet to an iron pin in the line of Lot 57; thence along the line of Lots 57 and 58, S. 49-03 E. 108.7 feet to the joint rear corner of Lots 54 and 55; thence with the joint rear line of said lots, N. 32-27 E. 138.1 feet to an iron pin on the southwestern side of Brushy Creek Road; thence with the southwestern side of Brushy Creek Road, N. 57-33 W. 107.6 feet to the point of beginning; being the same conveyed to me by Thomas Jack Farr and Margaret C. Farr by deed dated April 20, 1966 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 796 at Page 629.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat(s), or on the premises.

As a part of the consideration for this conveyance, the grantees expressly assume and agree to pay the balance due on that certain note and mortgage, in the original sum of \$13,050.00 executed by Charles L. Rogers to The Western & Southern Life Insurance Company and recorded in the R. M. C. Office for Greenville County in Mortgage Book 828 at Page 235, the balance due thereon being the sum of \$11,211.53 as of this date.



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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 8th day of April 1969

SIGNED, sealed and delivered in the presence of:

Ben C. Sanders (SEAL)
Ben C. Sanders

Mary S. Martin
Carolyn A. Abbott

(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 8th day of April 1969.

Carolyn A. Abbott (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES

Mary S. Martin

JANUARY 1, 1970

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)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 8th day of April 1969

Carolyn A. Abbott (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES

Freda M. Sanders
Freda M. Sanders

RECORDED this 26 MAY 19 69 at 3:49 P. M., No. 28217

276-161-160