

TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MAIN STREET, GREENVILLE, SOUTH CAROLINA

OCT 13 12 24 PM '69

OLLIE FARNSWORTH R.M.C.

State of South Carolina

COUNTY OF GREENVILLE

That Balentine Brothers Builders, Inc.

Know All Men by These Presents:

County Stamps Paid \$7.15 See Act No. 380 Section 1

in the State aforesaid, in consideration of the sum of Six Thousand Two Hundred Fifty and No/100 (\$6,250.00)----- DOLLARS, and assumption of mortgage,

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)

BERNARD A. ADLER, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, at the south-westerly intersection of Parliment Road and Gateway Drive, being shown and designated as Lot No. 33, on plat of Merrifield Park, Section II, recorded in the RMC Office for Greenville County, S. C., in Plat Book "WWW", at Pages 50 and 51, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Parliment Road, joint front corner of Lots Nos. 34 and 33, and running thence with said Road, S. 49-04 E. 9.3 feet; running thence S. 59-00 E. 70.1 feet to an iron pin; running thence with the intersection of Parliment Road and Gateway Drive, S. 15-07 E. 30.6 feet to an iron pin on the westerly side of Gateway Drive; running thence with the westerly side of Gateway Drive, S. 28-46 W. 145.7 feet to an iron pin; running thence N. 77-55 W. 48.3 feet to a point; running thence N. 49-04 W. 94.2 feet to an iron pin, at joint rear corner of Lots Nos. 33 and 34; running thence with the joint lines of said lots, N. 40-56 E. 165 feet to the point of BEGINNING.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground.

As a part of the consideration, grantee assumes and agrees to pay the balance due on that certain mortgage from the grantor to First Federal Savings and Loan Association of Greenville, South Carolina, said mortgage being in the original amount of \$27,000.00, recorded 2 October 1969, RMC Office for Greenville County, S. C., in Mortgage Book 1138, at Page 310, upon which there is a present balance due of \$27,000.00.

Grantee is to pay 1969 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 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') Successors and Assigns 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') Successors and Assigns 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 13th day of October, 19 69

BALENTINE BROTHERS BUILDERS, INC. (Seal)

BY: *Wm. W. Balentine* (Seal) Vice President



Signed, Sealed and Delivered in the Presence of

Barbara D. Payne

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 13th day of October, A. D., 19 69

Barbara D. Payne (Seal) Notary Public for South Carolina Commission Expires January 1, 1970

"GRANTOR-CORPORATION" 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 _____ day of _____, A. D., 19____ (Seal)

Notary Public for South Carolina Canceled documentary stamps attached: S. C. \$ _____ U. S. \$ _____, 19 69, at _____ M. No. 8798 Recorded this 13 day of October

201-5439-1-33