

JAN 5 10 29 AM '71

OLLIE FARNSWORTH
R. M. C.

State of South Carolina

Know All Men by These Presents:

COUNTY OF GREENVILLE

That we, Kenneth D. Crosby and Catheryn H. Crosby,

in consideration of the sum of Thirteen Thousand Six Hundred Seventy-One and 41/100 (\$13,671.41)---- 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)

RAYMOND M. ALLEN, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the southerly side of Elmwood Drive, being shown and designated as Lot No. 52, on plat of Edwards Forest, Section IV, recorded in the RMC Office for Greenville County, S. C., in Plat Book "JJJ", at Page 82, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Elmwood Drive, joint front corner of Lots Nos. 51 and 52, and running thence with the joint lines of said lots, S. 40-03 E. 194.2 feet to an iron pin; running thence N. 48-24 E. 100.04 feet to an iron pin; running thence with the joint lines of Lots Nos. 52 and 53, N. 40-03 W. 191.4 feet to an iron pin on the southerly side of Elmwood Drive; running thence with the southerly side of said Drive, S. 49-57 W. 100 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.

DERIVATION: Deed Book 876, at Page 29.

As a part of the consideration, grantee assumes and agrees to pay the balance due on that certain mortgage from the grantors to Carolina Federal Savings and Loan Association of Greenville, Greenville, S. C., said mortgage being in the original amount of \$25,450.00, dated 15 September 1969, recorded 16 September 1969, RMC Office for Greenville County, S. C., in Mortgage Book 1136, at Page 634, upon which there is a present balance due of \$24,828.59.

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.

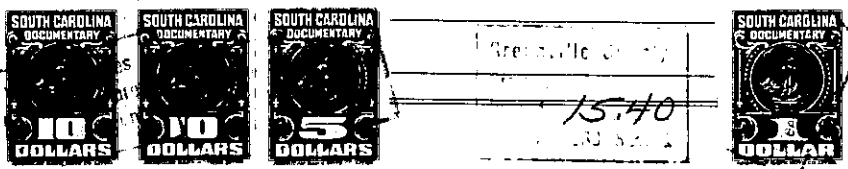
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the 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 28th day of December, 1970

Signed, Sealed and Delivered in the Presence of

Kenneth D. Crosby (Seal)
Catheryn H. Crosby (Seal)

Barbara L. Payne



State of South Carolina

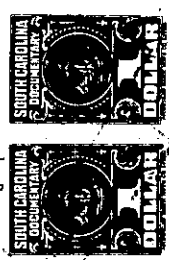
COUNTY OF GREENVILLE

(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 28th day of December, A. D., 1970

Barbara L. Payne (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

Barbara L. 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 28th day of December, A. D., 1970

Catheryn H. Crosby (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

Catheryn H. Crosby

Cancelled documentary stamps attached: S. C. \$ 5th day of January, 1971, at 10:29 A.M., No. #15371

276-7292-1-188