

TITLE TO REAL ESTATE - Prepared by WILLIAM I. BOUTON, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.
JAN 27 4 53 PM '71
OLLIE FARNSWORTH
R. H. C.

KNOW ALL MEN BY THESE PRESENTS, that DOROTHY L. IRVIN

in consideration of ONE THOUSAND (\$1,000.00) ----- Dollars,
AND ASSUMPTION OF MORTGAGE SET FORTH HEREINBELOW:
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto JOHN M. ELLEDGE, HIS HEIRS AND ASSIGNS:

ALL that certain piece, parcel or lot of land situate, lying and being
in Greenville County, State of South Carolina, designated as Lot No. 36 on a
plat of Woodfields, Inc. recorded in the RMC Office for Greenville County in
Plat Book S at Page 7, located on the southeastern side of Ridgeway Drive,
and having the courses and distances shown on said plat.

THIS being the same property conveyed to Ben S. Irvin by a certain
deed recorded in the RMC Office for Greenville County in Deed Book 567 at
Page 189, and devised to the Grantor herein as appears in the records of the
Probate Court for Greenville County in Apartment 1058, File No. 18A.

THIS conveyance is made subject to any and all restrictions or
easements that may appear of record on the recorded plat or on the premises.

AS part of the consideration hereto, the Grantee assumes and agrees
to pay that certain mortgage in favor of Carolina Federal Savings & Loan Associ-
ation recorded in the RMC Office for Greenville County in Mortgage Book 948 at
Page 169, upon which the remaining balance now due is \$3,784.21.



1.10

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining, 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 law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 27th day of January 1971.

SIGNED, sealed and delivered in the presence of:

William I. Bouton
Linda C. Brewster

Dorothy L. Irvin (SEAL)
____ (SEAL)
____ (SEAL)
____ (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)' 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 27th day of January 1971

Linda C. Brewster (SEAL)

William I. Bouton

Notary Public for South Carolina.
My Comm. Expires February 12, 1970

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER (WOMAN GRANTOR)

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 re-
linquish unto the grantee(s) and the grantee(s)'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

day of _____ 19 _____

(SEAL)

Notary Public for South Carolina

RECORDED this 27th day of January 1971 at 4:53 P. M. No #17431

159-310