TITLE TO REAL ESTATE-Prepared by KENDTIER ARRIVATION AND JOHNSON, Attorneys at Law, Greenville, S.W. 931 PAGE 198 R. M. C.

STATE OF SOUTH CAROLINA GREENVILLE COUNTY OF

KNOW ALL MEN BY THESE PRESENTS, that I. E. M. Apperson

in consideration of Seven Thousand Three Hundred and No/100 (\$7,300.00)

and assumption of mortgage as set forth 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 Bess M. McEachern, her heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the easterly side of Wembly Road, in the City of Greenville, S. C., being known and designated as Lot No. 308 on plat of Section B, Gower Estates, as recorded in the RMC Office for Greenville County, S. C., in Plat Book XX, pages 36 and 37 and having according to said plat the following metes and bounds,

BEGINNING at an iron pin on the southeasterly side of Wembly Road, said pin being the joint front corner of Lots 307 and 308 and running thence with the common line of said lots S 44-25 E 179.3 feet to an iron pin, the joint rear corner of Lots 307 and 308; thence turning and running S 45-35 W 131.2 feet to an iron pin, the joint corner of Lots 308 and 327, said iron pin being on the northeasterly side of Inglesby Road; thence turning and running with the northeasterly side of Inglesby Road N 44-24 W 150 feet to an iron pin at the easterly corner of the intersection of Inglesby Road and Wembly Road; thence around said intersection on a curve the chord of which is N 0-36 E 35.3 feet to an iron pin on the southeasterly side of Wembly Road; thence with the southeasterly side of Wembly Road N 45-36 E 35.1 feet to an iron pin; thence continuing with the southeasterly side of Wembly Road N 42-18 E 71.2 feet to an iron pin, the point of beginning.

For deed into grantor, see Deed Book 786, page 451.

This conveyance is subject to all restrictions, setback lines, roadways, easements and right of ways, if any, affecting the above described property.

As a part of the consideration herein, the grantee does hereby assume and agree to pay the balance due of \$27,200.00 on that certain mortgage given by the grantor herein to Fidelity Federal Savings and Loan Association, in the face amount of \$27,200.00 dated and recorded November 23, 1971, in the RMC Office for Greenville County, S. C., in Mortgage Book 1214, page 358. GRANTEE TO PAY 1971 TAXES.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or a 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 as 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 forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s') hand(s) and seal(s) this 26th day of November 19 71. SIGNED, scaled and delivered in the presence of: (SEAL) (SEAL) (SEAL) PROBATE STATE OF SOUTH CAROLINA **GREENVILLE** COUNTY OF Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the sign, seal and as the grantor's(s') act and execution thereof. 26 thday of 1971 . SWORN to before me this November (SEAL) lotary Public for South Care Greenville County My commission expires November 19 1979. <u>Stamos</u> STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER

COUNTY OF GREENVILLE

15 8.25 Ast No. 380 Sec. 1

COUNTY OF GREENVILLE

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separate me, did declare that she does freely, voluntarily, and without any compulsion, decayed or fear of any person whomsoever, renounce, release 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 in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

26th day of November 19 71

Notary Public for South Carolina.
My commission expires November 19, 1979.
RECORDED this 7th day of December 19 71

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