

MAY 22 2 14 PM '72

TITLE TO REAL ESTATE--Prepared by KENDRICK, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that A. James Nelson and Ellis L. Darby, Jr.

in consideration of Ten Thousand Seven Hundred Ninety-Nine and 54/100 (\$10,799.54) ---Dollars, and assumption of the mortgage 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 Howard L. Francisco, Jr. and Sybal J. Francisco, their heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the southwesterly side of Vicki Circle, near the City of Greenville, S. C., being known and designated as Lot No. 33 on Plat No. Three Cherokee Forest, as recorded in the RMC Office, for Greenville County, S. C., in Plat Book QQ, at pages 36 and 37 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Vicki Circle, said pin being the joint front corner of Lots 32 and 33 and running thence with the common line of said Lots S 77-53 W 210.8 feet to an iron pin, the joint rear corner of Lots 32 and 33; thence N 26-35 E 252.5 feet to an iron pin on the southwesterly side of Vicki Circle; thence along the curve of the southwesterly side of Vicki Circle S 57-15 E 59 feet to an iron pin; thence S 25-50 E 61 feet to an iron pin; thence continuing along the southwesterly side of Vicki Circle S 10-00 E 96 feet to an iron pin, the point of beginning.

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

For deed into grantor, see Deed Book 940, page 478.

GRANTEES TO PAY 1972 TAXES.

As a part of the consideration herein, the grantees do hereby assume and agree to pay the balance due of \$15,700.46, on that certain mortgage given by Ralph C. Bell to C. Douglas Wilson & Co., in the face amount of \$18,800.00, dated and recorded September 27, 1962 in the RMC Office for Greenville County, S. C., in Mortgage Book 902, page 267.

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)'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 lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 22nd day of

May 19 72.

SIGNED, sealed and delivered in the presence of:

A. James Nelson (SEAL)
A. James Nelson
Ellis L. Darby, Jr. (SEAL)
Ellis L. Darby, Jr.

Rosemary S. Tatkina
May F. Howard



Greenville County
Stamps
Paid \$ 12.10
Act No. 339 Sec. 1

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 22nd day of May 19 72.

May F. Howard (SEAL)
Notary Public for South Carolina
My Commission Expires: Nov. 19, 1979.



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)'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

22nd day of May 19 72.

May F. Howard (SEAL)
Notary Public for South Carolina
My Commission Expires: Nov. 19, 1979.

Lillian C. Darby
Lillian C. Darby
Carol C. Nelson
Carol C. Nelson

RECORDED this 22nd day of May 19 72, at 2:14 P.M. No. 31662

P16.2

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