GREENVILLE CO. S. C.

May 31 9 30 AM '72

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

OLLIE FARNSWORTH
R. M. C.

FILED
GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 30 9 27 AM '72

OLLIE FARNSWORTH
R.M.C.

Greenville County
Stamps
Paid $ 1.10
Act No. [illegible]

KNOW ALL MEN BY THESE PRESENTS, that Wayne E. Steffey and Connie B. Steffey

in consideration of Eight Hundred Ninety-Nine and 88/100 ($899.88) ---------- 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 James F. English and Kathryn S. English, 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 westerly side of Williamsburg Drive, near the City of Greenville, S. C., being known and designated as Lot No. 47 on plat of Section I and II, Belle Meade, as recorded in the RMC Office for Greenville County, S. C. in Plat Book EE, at pages 116 and 117 and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Williamsburg Drive, said pin being the joint front corner of Lots 46 and 47 and running thence with the common line of said Lots N 78-27 W 140.4 feet to an iron pin, the joint rear corner of Lots 46 and 47; thence S 3-42 E 93.3 feet to an iron pin, the joint rear corner of Lots 47 and 48; thence with the common line of said Lots S 78-27 E 115.9 feet to an iron pin on the westerly side of Williamsburg Drive; thence with the westerly side of Williamsburg Drive N 11-33 E 90 feet to an iron pin; the point of beginning.

For deed into grantors, see Deed Book 879, page 511.

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

GRANTEES TO PAY 1972 TAXES.

The Grantees herein, by the acceptance of this deed, specifically assume and agree to pay the indebtedness of $16,600.12 as the same becomes due under the terms of a mortgage given by the Grantors to C. Douglas Wilson & Co. and recorded in Mortgage Book 1142, page 333, records of the RMC Office for Greenville County, and also hereby assumes the obligations of the Grantors under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

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 1st day of June 1972.

SIGNED, sealed and delivered in the presence of:

Wayne E. Steffey (SEAL)

Connie B. Steffey (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(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 1st day of June 1972.

(SEAL)
Notary Public for South Carolina.
My Commission Expires: 9/16/80

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 1st day of June 1972.

Connie B. Steffey

(SEAL)
Notary Public for South Carolina.
My Commission Expires: 9-16-80

RECORDED this 31st day of May 1972 at 9:30 A. M., No. 32585

Deed Re-Recorded June 30, 1972 at 9:27 A. M., #35790

1152.3 37.2