

(NTC)

FILED
GREENVILLE, S.C.

VOL 967 PAGE 112

TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 214 MAINLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

FEB 9 1 09 PM '73
DONNIE S. TANKERSLEY
R.M.C.

Know All Men by These Presents:

COUNTY OF GREENVILLE

That Jim Vaughn Enterprises, Inc.

in the State aforesaid, in consideration of the sum of Six Thousand Six Hundred and No/100 (\$6,600.00)----- 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)

ROBERT J. MERRIAM, JR. AND CAROLE B. MERRIAM, THEIR HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the northwesterly side of Boulder Road, being shown and designated as Lot No. 26, on plat of Section 1, Forrester Woods, recorded in the RMC Office for Greenville County, S. C., in Plat Book "4 N", at Page 78, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northwesterly side of Boulder Road, joint front corner of Lots Nos. 25 and 26, and running thence with the joint lines of said lots, N. 62-24 W. 160 feet to an iron pin; thence with the line of Lot No. 27, N. 27-36 E. 110 feet to an iron pin; thence with the joint line of Lots Nos. 26 and 29, S. 62-24 E. 160 feet to an iron pin on the northwesterly side of Boulder Road; thence with the northwesterly side of Boulder Road, S. 27-36 W. 110 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, along with tap fees, set back lines, and zoning regulations.

As a part of the consideration, grantees assume and agree to pay the balance due on that certain mortgage from the grantor to Fidelity Federal Savings & Loan Association, Greenville, S. C., said mortgage being recorded 15 December 1972, in the RMC Office for Greenville County, S. C., in Mortgage Book 1260, at Page 443, upon which there is a present balance due of \$26,400.00.

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 9th day of February, 1973

JIM VAUGHN ENTERPRISES, INC. (Seal)

Signed, Sealed and Delivered in the Presence of

BY: *James W. Vaughn* (Seal)
President (Seal)

Barbara J. Payne



Greenville County (Seal)
Stamps
Paid \$ 170
Act No. 380 Sec. 1

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 written deed, and that (s) he, with the other witness subscribed above witnessed the execution thereof.

Sworn to before me this 9th day of February, A. D., 1973

Barbara J. Payne (Seal)
Notary Public for South Carolina Commission Expires October 20, 1977

"GRANTOR-CORPORATION"
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 _____ day of _____, A. D., 19____

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____

Recorded this 9th day of February, 1973, at 1:09 P. M., No. 22563



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