

TITLE TO REAL ESTATE Prepared by Fidelity Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

VOL 976 PAGE 511

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.
JUN 8 5 55 PM '73
DORRIS S. TANKERSLEY

KNOWN ALL MEN BY THESE PRESENTS, that I, CHARLES B. POWELL

in consideration of NINE THOUSAND ----- (\$9,000.00) and assumption of mortgage Dollars,

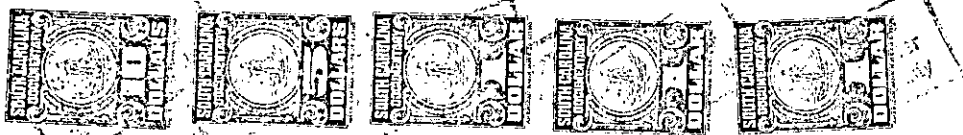
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto CARY L. SEBASTIAN & ELAINE C. SEBASTIAN, their heirs and assigns,

All that lot of land in the county of Greenville, state of South Carolina, being known and designated as Lot No. 89 on plat of Buxton subdivision made by Piedmont Engineers & Architects, recorded in the RMC Office for Greenville County in plat book 4 N pages 2, 3 & 4, and having according to said plat the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the west side of the turn-around of Dronfield Court, the joint front corner of Lots 89 & 90; thence with the joint line of said lot S. 63-47 E. 112.85 feet to an iron pin on the west side of Crestwood Drive; thence with the west side of said Street N. 27-34 E. 247 feet to an iron pin corner of Lot No. 88; thence with the line of said lots S. 62-09 W. 247 feet to an iron pin on the west side of the turn-around of Dronfield Court; thence with the curve of said Court, the chord of which is S. 0-40 E. 55 feet to the beginning corner.

This is the same lot conveyed to grantor by Buxton Development Corporation by deed dated and recorded Dec. 21, 1972 in deed vol. 963 page 385 of the RMC Office for Greenville County, S. C., and is conveyed subject to recorded restrictions, easements or rights of way and any shown on the plat or on the ground.

As a part of the consideration for this conveyance the grantees herein assume and agree to pay that certain mortgage given by grantor to Fidelity Federal Savings and Loan Association in the original amount of \$28,000 recorded Dec. 21, 1973 in mortgage vol. 1261 page 381 of the RMC Office for Greenville County, S. C. on which there is a balance due of \$28,000.00.



Greenville County
Stamps
Paid \$ 9.90
Act No. 1

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)' heirs, successors and assigns against the grantor(s) and the grantor's(s)' heirs, successors and assigns 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 8 day of June 19 73.
SIGNED, sealed and delivered in the presence of:
Bonnie C. Wall _____ Charles B. Powell (SEAL)
W.W. Wilkins _____ _____ (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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 other witness subscribed above witnessed the execution thereof.
SWORN to before me this 8 day of June 19 73.
Bonnie C. Wall (SEAL) _____ W.W. Wilkins
Notary Public for South Carolina
My commission expires: 11-12-79

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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, 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 8 day of June 19 73.
Bonnie C. Wall (SEAL) _____ George C. Powell

Notary Public for South Carolina.
My commission expires: 11-12-79
RECORDED this 11th day of June 19 73, at 2:55 P. M., No. 35696