

TITLE TO REAL ESTATE—Offices of Leathers and W. S. Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.
JAN 20 1974
BONNIE S. HANCOCK
NOTARY PUBLIC

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Greenville County
Stamps
Paid \$ 3.30
Act No. 380 Sec. 1

KNOW ALL MEN BY THESE PRESENTS, that

CLARENCE T. YEOMAN AND ELAYNE M. YEOMAN

in consideration of Three Thousand (\$3,000.00) Dollars, plus assumption of mortgages

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

CHARLES E. DUKE AND JENNIFER DUKE, their heirs and assigns forever,

ALL that certain lot of land lying in the State of South Carolina, County of Greenville, Austin Township, being known as Lot 93 in the Subdivision known as Greenbrier, plat of said subdivision being recorded in the RMC Office for Greenville County and being more fully described as follows:

BEGINNING at an iron pin on the southwestern side of Fairlane Drive, corner of Lot 94 and running thence along Lot 94, S. 55-25 W., 220.5 ft. to an iron pin; thence S. 34-35 E., 100 feet to an iron pin; thence N. 55-12 E., 219.6 feet to an iron pin on Fairlane Drive; thence along Fairlane Drive, N. 34-15 W., 100 feet to the BEGINNING corner.

This is the identical property conveyed to the grantor herein by deed of P. L. Bruce & Co., dba Bruce Construction Machinery Co., dated December 13, 1973, and recorded in the RMC Office for Greenville County, in Deed Book 991 at page 39.

This property is conveyed subject to easements, rights of way and restrictions of record.

As part of the consideration for this conveyance, the grantee herein assumes and agrees to pay the mortgage to Cameron-Brown Company, which mortgage is recorded in the RMC Office for Greenville Co., in Mortgage Book 909, page 25, and having a present balance of \$12,800.00, and mortgage in favor of CIT Financial Services in the amount of \$13,800.00, recorded in Mortgage Book 1298 at page 131.

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 23rd day of January, 1974.

SIGNED, sealed and delivered in the presence of:

Clarence T. Yeoman (SEAL)
Elayne M. Yeoman (SEAL)
James W. Chapman (SEAL)

STATE OF SOUTH CAROLINA }
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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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 23rd day of January, 1974.

James W. Chapman (SEAL)
Notary Public for South Carolina
My commission expires 10-26-81

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

23 day of January, 1974.
James W. Chapman (SEAL)
Notary Public for South Carolina
My commission expires 10-26-81

Elayne M. Yeoman

18826

RECORDED this day of JAN 28 1974 at M. No.

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