

GREENVILLE CO. S.C.

APR 5 2 51 PM '77

1054

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that MICHAEL D. STROUD AND SHIRLEY C. STROUD

in consideration of ELEVEN THOUSAND SEVEN HUNDRED SIXTY THREE AND 53/100 (\$11,763.53) AND Dollars, ASSUMPTION OF MORTGAGE DESCRIBED 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

GEORGE O'SHIELDS BUILDERS, INC., ITS SUCCESSORS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, City of Mauldin, shown and designated as Lot No. 132 on a revised plat entitled "Lot No. 132, Section II, Holly Springs," dated February 14, 1974 by Piedmont Engineers and Architects and recorded in the RMC Office for Greenville County in Plat Book 5G at page 23 and is further shown as Lot NO. 132 and a portion of Lot No. 133, on a Plat of Holly Springs, Section II, which plat is recorded in the RMC Office for Greenville County in Plat Book 4R at page 54, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Butler Road, joint front corner of Lots No. 132 and 131 and running thence S. 53-48 E., 175 feet to an iron pin; thence S. 37-57 W., 113 feet to an iron pin; thence S. 44-37 W., 37.5 feet to a point; thence on a new line through Lot No. 133, N. 49-34 W., 177.93 feet to an iron pin on the southerly side of Butler Road; thence with said Butler Road, N. 43-45 E., 37.5 feet to an iron pin; thence continuing with said Butler Road, N. 39-55 E., 100 feet to an iron pin, being the point of beginning.

799-546.2-1-132

This is the same property conveyed to the grantors by Deed of George O'Shields Builders, Inc., dated May 31, 1974 and recorded in the RMC Office for Greenville County on June 3, 1974 in Deed Book 1000 at page 343.

The grantee herein assumes and agrees to pay the balance due on that certain mortgage held by First Federal Savings and Loan Association of Greenville, S.C., dated April 26, 1974, recorded in the RMC Office for Greenville County in Mortgage Book 1308 at page 474, and having a current balance of \$ 29,236.47.

Grantee's address: P. O. Box 709 Mauldin, S.C. 29662

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 5th day of April, 1977.

SIGNED, sealed and delivered in the presence of:

Justin C. Salinas
Barbara H. Colch

Michael D. Stroud (SEAL)
Shirley C. Stroud (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 5th day of April 1977.

Justin C. Salinas (SEAL) Barbara H. Colch

My commission expires 10/20/79.

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this 5th day of April 1977.

Justin C. Salinas (SEAL) Shirley C. Stroud

My commission expires 10/20/79.

RECORDED this 5th day of April 1977, at At 2:51 P.M.

GREENVILLE COUNTY DOCUMENTARY TAX 13.20

4328 RV-2