

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DOCUMENTARY STAMP TAX \$30.00

KNOW ALL MEN BY THESE PRESENTS, that We, ROBERT C. SCOTT & BOBBIE Q. SCOTT,

in consideration of \$14,736.44 and assumption of mortgage set out below 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 VAN THOMAS RITTMAN, His Heirs and Assigns, Forever:

ALL that piece, parcel or lot of land with all improvements thereon or hereafter constructed thereon situate, lying and being in the County of Greenville, State of South Carolina, on the northern side of Overton Drive, being shown as Lot No. 71 on a plat of Cedar Vale, Section II, as recorded in the RMC Office for Greenville County, S. C., in Plat Book 4F, at page 12, and having according to said plat the following courses and distances, to wit:

BEGINNING at an iron pin on northern side of Overton Drive, joint front corner of Lots 70 and 71, and running thence with said drive N. 76-11 W. 10.0 feet to iron pin; thence continuing with said drive N. 67-19 W. 90.0 feet to iron pin, joint front corner of Lots 71 and 72; thence with common line of said lots N. 23-10 E. 200.1 feet to iron pin, joint rear corner of Lots 71 and 72; thence S. 67-02 E. 100 feet to iron pin, joint rear corner of Lots 70 and 71; thence with common line of said lots S. 23-11 W. 198.1 feet to point of beginning.

This being the same property conveyed to the Grantors herein by deed of Kenneth Wayne Ridings and Ann Bryant Ridings dated October 1, 1974, and recorded in the RMC Office for Greenville County on October 3, 1974, in Deed Book 1007, page 735.

The within conveyance is made subject to any and all existing and recorded easements, rights of way and restrictions affecting said property.

As part of the consideration for the foregoing conveyance the grantee assumes and agrees to pay the outstanding balance on a note and mortgage to Carolina Federal Savings and Loan Association recorded in Mortgage Book 1304, at page 701, and having a current balance due of \$28,763.56.

Taxes for 1977 were pro rated and will be paid by Grantee.

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 15th day of June, 1977

SIGNED, sealed and delivered in the presence of:

Robert C. Scott (SEAL)
Bobbie Q. Scott (SEAL)
Geraldine Welch (SEAL)
Julius E. Johnson (SEAL)

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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 15th day of June 1977

Julius E. Johnson (SEAL) Geraldine Welch

My commission expires July 14, 1977

STATE OF SOUTH CAROLINA }
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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 15th day of June 1977

Julius E. Johnson (SEAL) Bobbie Q. Scott

My commission expires July 14, 1977

RECORDED this 15th day of June 1977

at 3:08 P/M

34716

GREENVILLE COUNTY DOCUMENTARY TAX JUN 15 1977 P.B. 10811 \$16.50

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