

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEP 15 2 41 PM '77
DUNKIE S. FARFERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that We, Walter H. Jones III, and Patricia B. Jones,

in consideration of Forty-two Thousand Five Hundred and no/100---(\$42,500.00)----Dollars, and the assumption of the mortgage indebtedness set out below herein, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto John E. Fox and Yasuko N. Fox, their heirs and assigns forever:

ALL that piece, parcel or lot of land, with all improvements thereon, situate, lying and being in Greenville County, South Carolina, on the northwestern side of Redcliffe Road, and being known and designated at Lot 16 of Pelham Estates, Section Three, as shown on a plat thereof, dated February 11, 1965, prepared by Piedmont Engineers & Architects, recorded in the R.M.C. Office for Greenville County in Plat Book 4-G at page 13, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Redcliffe Road at the joint front corner of lots 16 and 15, and running thence with the line of lot 15, N. 44-58 W., 211.4 feet to an iron pin at the joint rear corner of lots 16 and 15; thence with the line of property now or formerly owned by Hudson, N. 44-58 E., 220 feet to an iron pin at the joint rear corner of lots 16 and 17; thence with the line of lot 17, S. 39-33 E., 211.9 feet to an iron pin on the northwestern side of Redcliffe Road; thence with the northwestern side of Redcliffe Road, S. 44-50 W., 200 feet to the point of beginning.

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This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

The Grantees agree to pay 1977 property taxes.

For deed into Grantors see deed from E. M. Cordell and Jo Ann F. Cordell recorded March 2, 1976, in Deed Book 1032 at page 394.

The Grantees' mailing address is 305 Redcliffe Rd. Greenville, SC 29615

As a part of the consideration herein, the Grantees assume and agree to pay the balance due on that certain mortgage given to Fidelity Federal Savings & Loan Assn. recorded in Mortgage Book 1361, page 347, with current balance of \$30,000.00.

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 7th day of September, 1977.

SIGNED, sealed and delivered in the presence of:

Barbara Betty
Barbara Betty

Walter H. Jones III (SEAL)
Walter H. Jones, III
Patricia B. Jones (SEAL)
Patricia B. Jones (SEAL)

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PROBATE

Personally appeared the said signed witness and made oath that (she) saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed, deliver the within written deed and that (she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 7th day of September 1977.

Notary Public for South Carolina.

My commission expires 6-18-84

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RENUNCIATION OF I

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

7th day of September 1977

Notary Public for South Carolina.

My commission expires 6-18-84

Patricia B. Jones
Patricia B. Jones

RECORDED this SEP 15 1977 at 2:41 P.M.

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