

(LTC)

GRANTEE'S MAILING ADDRESS: 123 Capital Bldg, Greenville, S. C. 29605
TITLE TO REAL ESTATE- Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MAIN STREET, GREENVILLE, SOUTH CAROLINA

FILED

OCT 14 12 48 PM '77

1066 PAGE 765

State of South Carolina

COUNTY OF GREENVILLE

Know All Men by These Presents:
DORRIS S. TANKERSLEY
R.M.C.

That I, Albert Garabedian,

in the State aforesaid,

in consideration of the sum of Five Thousand Five Hundred and No/100 (\$5,500.00)----- DOLLARS,
and assumption of mortgage,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said grantee(s)
CECIL D. BUCHANAN, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land situate, lying, and being on the easterly side of Brookview Circle in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lots Nos. 46 and 47 as shown on plat entitled "Shannon Terrace", prepared by H. S. Brockman, Surveyor, dated January, 1930, and recorded in the RMC Office for Greenville County, S. C., in Plat Book "L", at Page 91, and having, according to a more recent plat entitled "Property of William Ira Thornhill", prepared by Dalton & Neves, Engineers, dated July, 1967, the following metes and bounds, to wit:

BEGINNING at an iron pin on the easterly side of Brookview Circle at the joint front corner of Lots Nos. 45 and 46, and running thence with the line of Lot No. 45, N. 84-38 E. 100 feet to an iron pin; thence with a line through Lot No. 46 and a portion of Lot No. 47, N. 8-00 W. 70 feet to an iron pin; thence with a line through a portion of Lot No. 47, S. 84-38 W. 102.5 feet to an iron pin on the easterly side of Brookview Circle; thence with the easterly side of Brookview Circle S. 11-00 E. 70 feet to the point of BEGINNING.

The within is the identical property heretofore conveyed to the grantor by deed of William Ira Thornhill, recorded 12 August 1968, RMC Office for Greenville County, S. C., in Deed Book 850, at Page 216.

The within conveyance is subject to restrictions, utility easements, rights of way, zoning regulations, and other matters as may appear of record, on the recorded plats, or on the premises.

The grantee herein assumes and agrees to pay the balance due on that certain mortgage given to C. Douglas Wilson & Co., dated July 14, 1967, recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 1063, at Page 313, upon which there is a balance due in the amount of \$5,571.64. Grantor hereby transfers and assigns to grantee the escrow account and insurance policy in connection with this loan.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging,

or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, 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, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s)' Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s)' Heirs 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 13th day of October, 1977

Albert Garabedian (Seal)

Signed, Sealed and Delivered in the Presence of

Barbara D. Payne

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX
OCT 24 1977
PB. 11218
11.00

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 13th

day of October, A. D., 19 77

Barbara D. Payne (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

-519-221-2-5.1
Barbara D. Payne

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 13th

day of October, A. D., 19 77

Helen C. Garabedian (Seal)
Notary Public for South Carolina Commission Expires October 20, 1979

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
OCT 14 1977
PB. 10911
06.05

RECORDED OCT 14 1977 at 12:48 P.M. 22 11782

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