

TITLE TO REAL ESTATE--Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

VOL 1399 PAGE 974

JUN 9 25 1978

KNOW ALL MEN BY THESE PRESENTS, that WE, LARRY R. SWARTZ & JEANENE P. SWARTZ

in consideration of THIRTEEN THOUSAND SEVEN HUNDRED SEVENTY-SIX AND 17/100 (\$13,776.17) Dollars,
and assumption of mortgage
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto R. LAWRENCE SHEEDY & EDITH C. SHEEDY, their heirs and assigns:

All that lot of land in the county of Greenville, state of South Carolina, near the city of Greenville, on the southern side of Mimosa Street, being shown as Lot No. 105 on plat of Heritage Hills made by Piedmont Engineering Service, recorded in the RMC Office for Greenville County in plat book YY at page 187 and having according to said plat the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the south side of Mimosa Street, 100 feet east from the southeast corner of Mimosa Street and Richbourg Road, the joint front corner of Lots Nos. 104 & 105, and running thence with the south side of said street, N. 65-53 E. 110 feet to an iron pin corner of Lot 106; thence with the line of said lot, S. 24-07 E. 180 feet to an iron pin in line of Lot No. 120; thence with the line of Lots 120 and 121, S. 65-53 W. 110 feet to an iron pin, corner of Lot No. 104; thence with the line of said lot N. 24-07 W. 180 feet to the beginning corner.

This is the same lot conveyed to grantors by David H. Wilkins by deed dated and recorded April 2, 1975 in deed vol. 1016 page 271 of the RMC Office for Greenville County, S. C., and is conveyed subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat or on the premises.

As a part of the consideration for this conveyance, the grantees herein assume and agree to pay that certain mortgage given by grantors to Carolina Federal Savings and Loan Association in the original amount of \$36,000 dated and recorded June 3, 1977 in mortgage vol. 1399 page 964, on which there is a balance due of \$35,723.03.

GRANTEE'S ADDRESS:
302 Mimosa Drive
Greenville, SC 29615

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 12th day of June, 1978.

SIGNED, sealed and delivered in the presence of:

David H. Wilkins (SEAL)
Jeri D. Palmer (SEAL)

CC 1378 1518

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

-271-277.4-1-105

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 12th day of June, 1978.

David H. Wilkins (SEAL) Jeri D. Palmer

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)'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

12th day of June, 1978

Jeri D. Palmer (SEAL)
Notary Public for South Carolina
My commission expires 1/1/82

2.0001

RECORDED this day of JUN 13 1978

0114-1-105 at 9:25 A.M.

974

4328 RV-2