

NO TITLE EXAMINATION

ADDRESS: 100 Derwood Lane  
Greenville, SC 29611

TITLE TO REAL ESTATE - INDIVIDUAL FORM Mitchell & Ansh, Greenville, S.C.

STATE OF SOUTH CAROLINA

PV '80

1125-320

COUNTY OF GREENVILLE

SLEY

KNOW ALL MEN BY THESE PRESENTS, that Geneva B. Epps

in consideration of One and no/100 (\$1.00) Dollars  
AND ASSUMPTION OF THE MORTGAGE INDEBTEDNESS AS SET FORTH 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 Wayne T. Epps and Janis D. Epps, their heirs and assigns forever:

ALL that lot of land in the County of Greenville, State of South Carolina, being known as Lot No. 43 on the eastern side of Derwood Lane, Part of Sharon Park, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book EE, at Page 130, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 43 and 42, and running thence along the line of these lots, S. 87-14 E. 215.6 feet to an iron pin; thence N. 21-36 W. 192.8 feet to an iron pin on the southern side of Sharon Drive; thence along the southern side of Sharon Drive, S. 68-24 W. 100 feet to the intersection of Sharon Drive and Derwood Lane, which intersection is curved, the chord of which is S. 39-02 W. 43.5 feet to an iron pin on the eastern side of Derwood Lane; thence along the eastern side of Derwood Lane, S. 9-39 W. 12 feet to an iron pin; thence continuing along the eastern side of Derwood Lane, which is curved, the chord of which is S. 11-43 W. 40 feet to an iron pin; thence continuing along the eastern side of Derwood Lane, S. 16-23 W. 50 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to Geneva B. Epps by deed of Stella T. Harkins recorded February 22, 1974 in Deed Book 994 at Page 214 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees agree and assume to pay Greenville County property taxes for the tax year 1980 and subsequent years.

As a part of the consideration of this deed the grantees agree and assume to pay in full the indebtedness due on the note and mortgage covering the above described property given to Travelers Rest Federal Savings and Loan

- continued on back -

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 grantees, and the grantee's heirs or successors and assigns, forever. And the grantor doth hereby bind the grantor, and the grantor's heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees, and the grantee's heirs or successors and assigns against the grantor, and the grantor's heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand and seal this 23rd day of May 1980

*Stella T. Harkins*

*Geneva B. Epps* (SEAL)  
GENEVA B. EPPS

*Janis D. Epps* (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) 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 23rd day of May 1980

*Jack H. Mitchell, III* (SEAL)  
Notary Public for South Carolina

*Jack H. Mitchell, III*  
JACK H. MITCHELL, III

My commission expires 3/26/89

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER NOT NECESSARY - GRANTOR A WOMAN

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 grantor(s) and the grantee'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

day of 19

(SEAL)  
Notary Public for South Carolina

My commission expires:

RECORDED this day of 19 at M. No.

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