

103 Connemara Place  
Simpsonville, S. C. 29681

TITLE TO REAL ESTATE - INDIVIDUAL FORM Dillard, Mitchell & Savill, P.A., Greenville, S.C.

REC-1129-57

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

JUL 14 1980  
GREENVILLE  
CLERK'S OFFICE

KNOW ALL MEN BY THESE PRESENTS, that R. WAYNE BEDSER and JINI L. BEDSER

in consideration of Fifty-four Thousand Nine Hundred and no/100ths (\$54,900.00)-- Dollars  
and assumption of 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 DAVID W. EDMONDS and CAROLYN C. EDMONDS, their heirs and assigns, forever:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being on the northern side of Connemara Place, in Greenville County, South Carolina, being known and designated as Lot No. 65 as shown on a plat entitled HERITAGE LAKES SUBDIVISION, made by Heaner Engineering Co., Inc., dated March 11, 1974, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 6-H, page 16, reference to which plat is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Grantors by deed of Venture Builders, a General Partnership, recorded in Deed Book 1113, page 841, on October 18, 1979, 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 to pay Greenville County property taxes for the tax year 1980 and subsequent years. (16)206-539.4-1-65

As a part of the consideration for this deed, the Grantees agree and assume to pay in full the indebtedness due on a note and mortgage given to Carolina Federal Savings and Loan Association by Venture Builders, a General Partnership, recorded in Mortgage Book 1473, page 963, in the original sum of \$44,000.00, recorded on July 18, 1979, which has a present balance due of \$10,000.00.

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 assigns against the grantor(s) and the grantor'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 14th day of July 1980  
Signed, sealed and delivered in the presence of:

Constance B. Mc Bride  
[Signature]

R. Wayne Bedser  
Jini L. Bedser  
(SEAL) (SEAL)

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
60.50  
PB 13511

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(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 14th day of July 19 80

Constance B. Mc Bride (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83

John M. Dillard

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)' 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

14th day of July 19 80  
Constance B. Mc Bride (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83

Jini L. Bedser  
Jini L. Bedser

RECORDED JUL 14 1980 day of 19 80 at 2:09 P. M. No. 1088

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