

312 Wilton Street
Greenville, S.C.

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

GREENVILLE COUNTY, S.C.

BOOK 1136 PAGE 128

STATE OF SOUTH CAROLINA

OCT 21 3 51 PM '80

COUNTY OF GREENVILLE

JOHN J. HANNERSLEY

KNOW ALL MEN BY THESE PRESENTS, that Danny Ray Simmons and Mary Katherine Simmons

in consideration of Two Thousand, Five Hundred and 87/100 (\$2,500.87) ----- Dollars
and subject to 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 Joe G. Thomason and Bob R. Janes, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in the Town of Marietta being shown as Lot No. 13 on a plat of FOREST HILLS, Section I, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 000 at page 111 and having according to said plat the following metes and bounds, to-wit: (4)-399-524.5-1-13

BEGINNING at an iron pin on the southeastern side of South Forest Circle at the joint corner of Lots Nos. 12 and 13 and running thence along the southeastern side of said Circle, N. 19-33 E., 20 feet to an iron pin; thence continuing with the southeastern side of said Circle, N. 41-47 E., 186.9 feet to an iron pin; thence S. 53-00 E., 274 feet to an iron pin; thence S. 37-00 W., 200 feet to an iron pin; thence N. 54-05 W., 283.6 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to the grantors by deed of William G. Justus record March 21, 1979 in Deed Book 1098 at page 962 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.

This deed is subject to a mortgage covering the above described property given to Panstone Mortgage Services, Inc. in the original sum of \$31,750.00 recorded in Mortgage Book 1460 at page 323. Said mortgage was subsequently assigned to Engel Mortgage Company, Inc. as shown in Mortgage Book 1460 at page 326. Said mortgage has an approximate balance due in the sum of \$31,466.13. The grantees herein specifically do not agree and assume to pay said mortgage but take title and deed subject to said mortgage.

As a further part of the consideration of this deed, the grantors hereby
(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 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 24th day of October 19 80
Signed, sealed and delivered in the presence of:

Jack H. Mitchell (SEAL) Danny Ray Simmons (SEAL)
Brenda O. Forester (SEAL) Mary Katherine Simmons (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 24th day of October 19 80

Jack H. Mitchell (SEAL) Jack H. Mitchell
Notary Public for South Carolina
My commission expires: 3/26/1989

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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 24th day of October 1980
Jack H. Mitchell (SEAL) Mary Katherine Simmons
Notary Public for South Carolina
My commission expires: 11/8/82
Mary Katherine Simmons

RECORDED this _____ day of _____ 19____ at _____ M., No. _____

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