

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JUN 5 10 51 AM '81  
DUNN  
RMC

BOOK 1149 PAGE 445

KNOW ALL MEN BY THESE PRESENTS, that Johnnie F. Lanford

in consideration of Six Thousand Six Hundred Fifty & No/100----- Dollars  
and assumption of mortgage 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 Charles Guy Stokes and Karen H. Stokes, 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, being known and designated as Lot No. 153 on a plat of Pine Brook Forest Subdivision according to a plat prepared by Charles K. Dunn, Surveyor, recorded in the RMC Office for Greenville County, South Carolina in Plat Book 4-X, at pages 48 and 49, reference to said plat is hereby craved for the metes and bounds thereof.

This being a portion of the same property conveyed to Johnnie F. Lanford by deed of M. L. Lanford, Jr. dated August 19, 1980 recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1131, page 868.

This conveyance is made subject to all recorded easements, rights of way and set-back lines and also, subject to recorded restrictions in the RMC Office for Greenville County in Deed Book 977, page 767.

19 (76) 574.11-1-153

As part of the consideration hereof, the Grantees assume and agree to pay the balance due on that certain note and mortgage given by Johnnie F. Lanford to American Federal Savings & Loan Association in the original amount of \$68,350.00 recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1516, page 455, having a present balance due in the sum of \$68,350.00.

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 5th day of June 19 81

SIGNED, sealed and delivered in the presence of

*Johnnie F. Lanford* (SEAL)  
Johnnie F. Lanford

*Sandra J. Clary*  
*Michael O'Halloran*

GREENVILLE COUNTY  
SOUTH CAROLINA COUNTY DOCUMENTARY TAX  
★ JUN 5 1981  
P.B. 1981  
07.70 (SEAL)

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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 5th day of June 19 81

*Michael O'Halloran* (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/18/83

*Sandra J. Clary*

STATE OF SOUTH CAROLINA  
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RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wivest) 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

5th day of June 19 81  
*Michael O'Halloran* (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/18/83

*Margaret A. Lanford*

RECORDED this 5th day of June 19 81 at 10:51 A/ M. No 33561

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