

TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S.C.

BOOK 1158 PAGE 879

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
1 23 PM '81
R.M.C. AMBERSLEY

100 Royal Oak Road
Greenville, S. C. 29607

KNOW ALL MEN BY THESE PRESENTS, that JIMMIE E. ALBERS and KATHLEEN S. ALBERS

in consideration of Twenty-seven Thousand Four Hundred Fifty-three and 54/100ths (\$27,453.54)-- 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 WILLIAM H. PHILLIPS and DEBORAH M. PHILLIPS, their heirs and assigns:

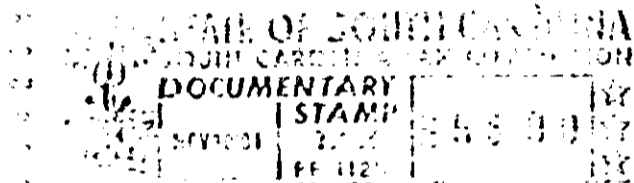
ALL that piece, parcel or lot of land, with all buildings and improvements, situate,
lying and being at the southeastern corner of the intersection of Royal Oak Drive
with Gilder Creek Drive, in the City of Mauldin, Greenville County, South Carolina,
being shown and designated as Lot No. 113 of FORRESTER WOODS, SECTION III, on a
plat recorded in the RMC Office for Greenville County, S. C., in Plat Book 4-R, page
51, and being shown on a more recent plat of the property of JIMMIE E. ALBERS AND
KATHLEEN S. ALBERS, made by Freeland & Associates, Engineers, dated January 11,
1980, recorded in the RMC Office for Greenville County, S. C., in Plat Book 7-T, page
61, reference to which is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Grantors by deed of Merrill Lynch
Relocation Management, Inc., recorded in Deed Book 1119, page 1, on January 16,
1980, 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.

As a part of the consideration for this deed the Grantees hereby assume and agree to
pay in full the indebtedness due on a note and mortgage given to Bankers Life Company
in the original sum of \$60,000.00, recorded in Mortgage Book 1493, page 345 on
January 6, 1980, which has a present balance due in the sum of \$54,546.46.

As a further part of the consideration for this deed the Grantors hereby transfer,
setover and assign unto the Grantees all their right, title and interest in and
to any escrow funds maintained by the mortgage in connection with the above mortgage
loan.

(15)-799-1991-1-77



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; 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 30th day of November 19 81
Signed, sealed and delivered in the presence of:
Constance J. M. Bird (SEAL)
Jimmie E. Albers (SEAL)
Kathleen S. Albers (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 30th day of November 19 81
Constance J. M. Bird (SEAL)
Notary Public for South Carolina
My commission expires: 5/22/83
John M. Dillard

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
30th day of November 19 81
Constance J. M. Bird (SEAL)
Notary Public for South Carolina
My commission expires: 5/22/83
Kathleen S. Albers

RECORDED this NOV 30 1981 at 1:23 P. M. No. 129-10

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