

JAMES R. MANN, Attorney at Law, Greenville, S. C. 29601

Grantee's Address:

McElhaney Road
P. O. Box 568
Travelers Rest, SC 29690

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that Frank Harry Kaufmann, Jr.

in consideration of Thirty-five Thousand Seven Hundred Sixty-five and 95/100ths Dollars, and assumption of the mortgage indebtedness hereinbelow referred to the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Frank H. Kaufmann, his 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 Greenville Township, in the City of Greenville, on the Western side of Jones Avenue, being known and designated as Lot No. 37 on plat of Crescent Terrace, which plat is recorded in the RMC Office for Greenville County in Plat Book E at Page 137, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Jones Avenue, joint front corner of Lots Nos. 36 and 37, and running thence with joint line of said Lots, N. 89-10 W. 241.3 feet to an iron pin in rear line of Lot No. 76; thence with rear lines of Lots Nos. 76 and 75, S. 2-08 E. 70.1 feet to an iron pin, joint rear corner of Lots Nos. 37 and 38; thence with joint line of said Lots, S. 89-10 E. 237.7 feet to an iron pin on the Western side of Jones Avenue; thence with said Avenue, N. 0-50 E. 70 feet to the beginning corner.

The above described property is the same conveyed to me by Ronald D. Harrison and Sandra C. Harrison by deed dated and recorded January 3, 1978, in the R. M. C. Office for Greenville County in Deed Book 1071, Page 165.

As a part of the consideration for the within conveyance the grantee assumes and agrees to pay the balance due on that certain note and mortgage by Ronald D. Harrison and Sandra C. Harrison to Fidelity (now American) Federal Savings and Loan Association in the original amount of \$14,400.00 dated January 23, 1975, and recorded on January 31, 1975, in the R. M. C. Office for Greenville County in Mortgage Book 1332, Page 337, the balance now due thereon being \$9,234.05.

14(500) 217-3-3

Grantee agrees to pay 1982 taxes.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 31st day of December 19 82 .

SIGNED, sealed and delivered in the presence of:

Michael J. Moore
Kenneth Moore

Frank H. Kaufmann Jr
Frank Harry Kaufmann, Jr. (SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF ~~PENNSYLVANIA~~ } PENNSYLVANIA) PROBATE
COUNTY OF ~~GREENVILLE~~ } MONTGOMERY)

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 3rd day of JAN. 1982 .

Melissa Theriault (SEAL)

Kenneth Moore

Notary Public for ~~PENNSYLVANIA~~ MELISSA THERIAULT, Notary Public for Pennsylvania
My commission expires: ~~12/31/83~~ 12/31/85

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

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 grantor's(s') heirs, successors and assigns, all and singular the right, title, interest and claim in and to the within described premises, together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, unto the grantee(s) and the grantee's(s') heirs, successors and assigns, forever.

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My
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RECORDED JAN 11 1983 at 9:55 A.M.

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