

FILED
 TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S.C. VOL 1196 PAGE 79
 STATE OF SOUTH CAROLINA Sep 9 12 13 PM '83 2495 East North Street
 COUNTY OF GREENVILLE Greenville, S. C. 29615

KNOW ALL MEN BY THESE PRESENTS, that CATHERINE F. McNAMARA

in consideration of One (\$1.00) Dollar 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 JAMES P. McNAMARA, his heirs and assigns:

ALL MY RIGHT, TITLE AND UNDIVIDED ONE/HALF INTEREST IN AND TO:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being at the northeastern corner of the intersection of Pelham Road with Highbourne Drive, in Greenville County, South Carolina, being shown and designated as Lot No. 2 on a plat of WATSON'S ORCHARD, made by Piedmont Engineering Service, dated February, 1966, as revised, recorded in the RMC Office for Greenville County, S. C., in Plat Book 000, page 99, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeastern corner of the intersection of Pelham Road with Highbourne Drive, and running thence with the eastern side of Highbourne Drive, N. 6-07 E., 473.8 feet to an iron pin; thence with the line of Lot 13, N. 86-50 E., 249.5 feet to an iron pin on property now or formerly owned by L. W. Brummer; thence along the line of said property, S. 6-12 E., 460 feet to an iron pin on the northern side of Pelham Road; thence along the northern side of Pelham Road, S. 83-50 W., 250 feet to the point of beginning.

The above property is the same conveyed to James P. McNamara and Catherine F. McNamara by deed of Richard F. Watson, Jr. and Evelyn P. Watson recorded in Deed Book 720, page 471, on April 18, 1963, 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.

11(200) 543.3-1-1.3

As a part of the consideration for this deed the Grantee hereby assumes and agrees to pay in full the indebtedness due on a note and mortgage given by James P. McNamara and Catherine F. McNamara to Fidelity Federal Savings and Loan Association (now American Federal Bank, F.S.B.), (OVER)

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 8th day of September 19 83

Signed, sealed and delivered in the presence of:

Constance G. McBrink
 Constance G. McBrink (SEAL)

Catherine F. McNamara (SEAL)
 Catherine F. McNamara

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 8th day of September 19 83

Constance G. McBrink (SEAL)
 Notary Public for South Carolina

John M. Dillard
 John M. Dillard

My commission expires: 5/20/93

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

RENUNCIATION OF DOWER UNNECESSARY - grantor a woman

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

day of 19

(SEAL)

Notary Public for South Carolina
 My commission expires:

RECORDED this day of

19 at M. No.

[CONTINUED ON NEXT PAGE]

BR
 700

4328-R-2