

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, that JANIS D. BROWN and DONNIE C. BROWN

in consideration of Two Thousand Five Hundred and No/100 (\$2,500.00)----- Dollars
and assumption of mortgage indebtedness recited hereinbelow,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto

Jack D. Spoons, Jr. and Tanya L. Spoons, their heirs and assigns, forever:

ALL that piece, parcel or lot of land, with all buildings and improvements, situate, lying and being on the eastern side of Weathers Circle, in Fairview Township, Greenville County, South Carolina, being shown as Lot No. 4 on a plat of the PROPERTY OF FLOYD AND MARK W. WEATHERS, appearing in Plat Book FF, page 350, and also in Plat Book CC, page 60, and being shown as Lot No. 4 on a plat of the PROPERTY OF DUANE L. MALPHRUS, JR., dated December 16, 1980, prepared by Williams & Plumblee, Inc., recorded in Plat Book 8-F, page 95, 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 Duane L. Malphrus, Jr., et al, recorded in Deed Book 1168, page 408, in the RMC Office for Greenville County, S. C., on June 10, 1982, 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 the this deed the Grantees hereby assume and agree to pay in full the indebtedness due on a note and mortgage given by Duane L. Malphrus, Jr. to Cameron-Brown Company, dated December 19, 1980, recorded in Mortgage Book 1528, page 209, in the original sum of \$32,500.00, which has a present balance due in the sum of \$ 32,156.68.

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

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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 20th day of July 19 84
Signed, sealed and delivered in the presence of:

Jessilyn H. Soule
Quemata

Janis D. Brown (SEAL)
JANIS D. BROWN
Donnie C. Brown (SEAL)
DONNIE C. BROWN

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 20th day of July 19 84

Jessilyn H. Soule (SEAL)

Notary Public for South Carolina
My commission expires: 9/6/93

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER

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
20th day of July 19 84

Jessilyn H. Soule (SEAL)

Notary Public for South Carolina
My commission expires: 8/26/89

Janis D. Brown
JANIS D. BROWN

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____ (CONTINUED ON NEXT PAGE)

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