

State of South Carolina,

AUG 4 9 55 AM 1967

BOOK 825 PAGE 359

Greenville County

OLLIE FRANKSMITH
R.M.C.

Know all Men by these presents, That We, Kenneth L. Rollins, and Kenneth L. Rollins, Jr. by Kenneth L. Rollins as natural guardian

in the State aforesaid, in consideration of the sum of **SEVEN THOUSAND TWO HUNDRED THIRTEEN AND 85/100ths (\$7,213.85)-----** Dollars
and the assumption of mortgage set out below

to us paid by **Raymond H. Hand, Jr. and Frances Smith Hand**

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said **Raymond H. Hand, Jr. and Frances Smith Hand**, 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, Chick Springs Township, on Galphin Road and being known as Lot 1.4, Block 3, Sheet P 11 on the Greenville County Tax Map records and being described as follows:

BEGINNING at an iron pin in the center of Galphin Road at the corner of property now or formerly of T. A. and Lois H. Wynn, which point is 374 feet west of the intersection of Galphin Road and Paris Road (McCarter Shop Road) and running thence along the line of property now or formerly of Wynn, S. 29-50 E. 287.7 feet to an iron pin in the line of the Woodlawn property; thence along line of that property, S. 54-02 W. 100 feet to an iron pin at the corner of tract now or formerly of Revis; thence along line of that property, N. 30-28 W. 357 feet to an iron pin in the center of Galphin Road; thence with the center of said road, N. 80-30 E. 110 feet to the beginning corner; being the same property conveyed to Kenneth L. Rollins and Joyce M. Rollins by A. C. Malone by deed dated June 24, 1954 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 502 at Page 382. The said Joyce M. Rollins died intestate on April 5, 1966 and her undivided one-half interest in the above described property passed to her husband, Kenneth L. Rollins, and her son, Kenneth L. Rollins, Jr., resulting in Kenneth L. Rollins owning an undivided three-fourths interest in the subject property and Kenneth L. Rollins, Jr., a minor, owning the remaining undivided one-fourth interest in said property. The file of the estate of Joyce M. Rollins is on file in the Office of the Probate Judge for Greenville County in Apt. 943, at File 7. The within deed is executed by Kenneth L. Rollins as natural guardian for his minor son, Kenneth L. Rollins, Jr., and conveys the minor son's undivided one-fourth interest in the subject property pursuant to Order of the Court dated August 3RD, 1967 in the case of Kenneth L. Rollins vs. Kenneth L. Rollins, Jr., et al., which case is filed in the Clerk of Court's Office for Greenville County.

As part of the consideration for this conveyance, the grantees herein assume and agree to pay the balance due on a mortgage in favor of Fidelity Federal Savings and Loan Association of Greenville in the original sum of \$ 9,500.00, recorded in the R. M. C. Office for Greenville County in Mortgage Book 864, at Page 14, on which the current balance is \$ 8,786.15 as of August 1, 1967.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat (s), or on the premises.

-271- P11-3-1.4

