

TITLE TO REAL ESTATE--Prepared by W. W. WILKINS, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

FILED
GREENVILLE CO. S.C.
DEC 12 9 27 AM 1967
CLERK T. A. WORTH
R. V. C.

KNOW ALL MEN BY THESE PRESENTS, that I, Eugene V. Rosenau

in consideration of Satisfaction of \$4000 mortgage and assumption of mortgage Dollars,
held by Cameron-Brown Co.
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Donald E. Baltz, Inc.

All that certain piece, parcel or lot of land with the buildings and improvements thereon, situate on the east side of LeGrand Boulevard, near the City of Greenville, in the county of Greenville, state of South Carolina, being shown and designated as Lot No. 1 on plat of Sherwood Forest, which plat is recorded in the RMC Office for Greenville County, in plat book GG pages 2 and 3, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the east side of LeGrand Boulevard at the joint front corner of Lots 1 and 2, and running thence with the line of Lot 2, N. 88-30 E. 150 feet to an iron pin; thence S. 1-30 E. 62 feet to an iron pin; thence S. 45-55 W. 116.8 feet to an iron pin on the east side of LeGrand Boulevard; thence along the curve of LeGrand Boulevard (the chord of which is N. 46-16 W.) 65.4 feet to an iron pin; thence still with curve of LeGrand Boulevard (the chord being N. 16-28 W.) 70 feet to an iron pin; thence continuing with the east side of LeGrand Boulevard, N. 1-30 W. 27.2 feet to the beginning corner.

This is the same property conveyed to grantor by Thomas E. & Dixie P. Compton by deed recorded Aug. 15, 1966 in vol. 804 page 130 of the RMC Office for Greenville County, S. C., and is conveyed subject to recorded easements, restrictions or rights of way.

The grantee herein assumes and agrees to pay that certain mortgage given by Thomas E. & Dixie P. Compton to General Mortgage Co. (now Cameron-Brown Company) in the original amount of \$13,300 which is recorded in mortgage vol. 867 page 311, on which there is a balance due of \$19,182.85.

The grantee agrees to satisfy that certain mortgage given by grantor to grantee in the amount of \$4,000 recorded August 15, 1966 in vol. 1038 page 208, of the RMC Office for Greenville County.



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 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 1 day of December 19 67.

SIGNED, sealed and delivered in the presence of:

Eugene V. Rosenau (SEAL)
Ernestine Col (SEAL)
W.W. Wilkins (SEAL)

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

SWORN to before me this 1 day of December 19 67

W.W. Wilkins (SEAL) Ernestine Col
Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 1971

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 1

day of December 19 67.
Ernestine Col (SEAL) Ernestine A. Rosenau

Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 1970

RECORDED this 12th day of December 19 67, at 9:27 A.M., No. 16537

599-266-1-13