

(N.T.C.)

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TITLE TO REAL ESTATE—Prepared by SIDNEY L. JOLINE FARNSWORTH MAINLY STREET, GREENVILLE, SOUTH CAROLINA R. M. C.

State of South Carolina

Know All Men by These Presents:

COUNTY OF GREENVILLE

That Artistic Builders, Inc.

in the State aforesaid,

in consideration of the sum of Nine Thousand Three Hundred and No/100 (\$9,300.00)----- DOLLARS, and assumption of mortgage,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 grantee(s)

FRED W. HANSEN AND ANNE M. HANSEN, THEIR HEIRS AND ASSIGNS, FOREVER:

All that piece, parcel, or lot of land in the County of Greenville, State of South Carolina, on the northern side of Freeport Drive, near the City of Greenville, being shown as Lot No. 39, on plat of Pilgrims Point, recorded in the RMC Office for Greenville County, S. C., in Plat Book "WWW", at Page 35, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northern side of Freeport Drive at the joint front corner of Lots Nos. 39 and 40, and running thence with the joint line of said lots, N. 0-02 E. 165.0 feet to an iron pin at the joint rear corner of Lots Nos. 39, 40, 41, and 42; thence with the line of Lot No. 42, S. 88-07 W. 140.1 feet to the joint rear corner of Lots Nos. 39, 42, 43, and 38; thence with the line of Lot No. 38, S. 3-35 W. 160.7 feet to an iron pin on Freeport Drive; thence with said Drive, S. 89-58 E. 150 feet to the point of BEGINNING.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground.

As a part of the consideration, grantees assume and agree to pay the balance due on that certain mortgage from the grantor to Carolina Federal Savings and Loan Association of Greenville, Greenville, S. C., dated 9 January 1969, recorded 9 January 1969, RMC Office for Greenville County, S. C., in Mortgage Book 1114, at Page 102, upon which there is a present balance due of \$30,200.00.

County Stamps Paid \$10.45 See Act No.380 Section 1

Grantees are to pay 1969 taxes.

DERIVATION: Deed Book 859, at Page 545.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, 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') Successors and Assigns to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s') Heirs 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 23rd day of April, 1969

ARTISTIC BUILDERS, INC. (Seal)

BY: Harry B. McPherson (Seal) President

(Seal)

Signed, Sealed and Delivered in the Presence of

Barbara B. Payne



State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 23rd day of April, A. D., 1969

Notary Public for South Carolina (Seal) Commission Expires January 1, 1970

Barbara B. Payne

State of South Carolina

COUNTY OF GREENVILLE

"GRANTOR-CORPORATION" 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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____, A. D., 19_____

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____ 1969, at _____ M., No. 25511 Recorded this 24 day of April

200-5438-1-30