

JUL 16 11 56 AM '69

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville } OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that Kulze, Inc.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville State of South Carolina, in consideration of Eight Thousand Four Hundred Seventy-five and no/100----(\$8,475.00)----- Dollars, and assumption of mortgage as set out below, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

James D. Seward and Betty L. Seward, their heirs and assigns, forever:

All that lot of land in Greenville County, State of South Carolina, on the eastern side of Chateau Drive near the City of Greenville, being shown as Lot 67 on plat of Merrifield Park recorded in Plat Book 000 at page 177, and more fully described as follows:

Beginning at an iron pin on the eastern side of Chateau Drive at the joint front corner of Lots 66 and 67, and running thence with line of Lot 66, S 88-20 E 175 feet to an iron pin in line of Lot 65; thence with line of said lot 65 and Lot 69, S 1-40 W 110 feet to an iron pin at corner of Lot 68; thence with line of said lot, N 88-20 W 175 feet to an iron pin on Chateau Drive; thence with the eastern side of said Drive, N 1-40 E 110 feet to the point of beginning.

This lot is conveyed subject to restrictions, recorded in Deed Book 836 at page 25, and to all easements and rights of way of record affecting said property.

As part of the consideration for this conveyance, grantees assume and agree to pay the balance of \$30,000.00 due on the mortgage held by Fidelity Federal Savings & Loan Association recorded in Mortgage Book 1106 at page 59 in the RMC Office for Greenville County.



County Stamps Paid \$9.35
See Act No.380 Section 1

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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 16 day of July 19 69.

SIGNED, sealed and delivered in the presence of:

KULZE, INC. (SEAL)

A Corporation

By

President

Secretary

Bennie J. Shackleton
John S. Cheros

John C. Kulze, Jr.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 16 day of July 1969.

John S. Cheros (SEAL)
Notary Public for South Carolina
Commission expires 1-1-70.

RECORDED this 16th day of July 19 69, at 11:56 A. M., No. #1260.

201-540.5-1-30