

TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

JAN 26 12 13 PM '70

State of South Carolina

OLLIE FARNSWORTH R. M. C.

Know All Men by These Presents:

COUNTY OF GREENVILLE

That we, Juanita M. Ayers and Jimmie M. Skinner,

in consideration of the sum of Six Thousand Five Hundred Seventy-Six and 25/100 (\$6,576.25)----- 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)

EUGENIA J. HOWARD, HER HEIRS AND ASSIGNS, FOREVER:

All that certain piece, parcel, or lot of land in the City of Greenville, County of Greenville, State of South Carolina, on the northerly side of Northwood Avenue, being shown and designated as Lot No. 11, on plat of Property of Furman C. Smith and G. Herman Walker, recorded in the RMC Office for Greenville County, S. C., in Plat Book "S", at Page 3, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northerly side of Northwood Avenue, joint front corner of Lots Nos. 9 and 11, and running thence with line of Lot No. 9, N. 1-26 E. 168.1 feet to an iron pin; running thence S. 87-14 E. 29.2 feet to an iron pin; running thence S. 56-04 E. 47.3 feet to an iron pin; running thence along line of Lot No. 13, S. 1-26 W. 141 feet to an iron pin on the northerly side of Northwood Avenue; running thence with the northerly side of Northwood Avenue, N. 87-34 W. 70 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.

The within is the identical property heretofore conveyed to Nita O. Mahon, by deed recorded in Deed Book 831, at Page 326, and Nita O. Mahon died intestate on June 9, 1969, leaving surviving as her next of kin and sole heirs at law the grantors herein. (SEE Apt. 1091, File 16, records of Probate Court for Greenville County, S. C.)

As a part of the consideration, grantee assumes and agrees to pay the balance due on that certain mortgage to C. Douglas Wilson & Co., recorded in Mortgage Book 604, Page 377, RMC Office for Greenville County, S. C., upon which there is a present balance due of \$4,923.75. Grantors hereby transfer and assign to grantee the escrow account and insurance policy in connection with this loan.

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') Heirs, Executors and Administrators 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 January, 1970

Signed, Sealed and Delivered in the Presence of

Barbara L. Payne



Greenville Count' (Seal)

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 January, A. D., 1970

Notary Public for South Carolina Commission Expires October 20, 1979

Barbara L. Payne



State of South Carolina

COUNTY OF GREENVILLE

"GRANTORS=WOMEN" 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. \$ 19 at 12:13 P.M. #16588

Recorded this 26th day of January 1970

519-184-1-00