

FILED
GREENVILLE CO. S. C.

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

VOL 883 PAGE 357

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 28 2 01 PM '70
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, Marciel C. Crowe,

in consideration of \$5,989.42 and assumption of mortgage as set out below----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Eben E. Van Patten and Agnes F. Van Patten, their heirs and assigns forever:

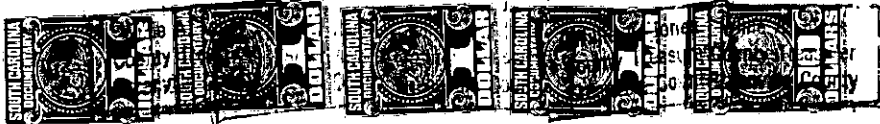
ALL that piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 96, Avon Park, according to plat made by C. C. Jones, Engineer, November, 1956, and recorded in the RMC Office for Greenville County in Plat Book KK at Page 71. According to said plat, the property is more fully described as follows:

BEGINNING at an iron pin on Strange Road at the joint front corner of Lot Nos. 95 and 96 and running thence with the line of said lots, S. 18-03 W. 175 feet to an iron pin; thence S. 71-57 E. 100 feet to an iron pin at the joint rear corner of Lot Nos. 96 and 97; thence N. 18-03 E. 175 feet to an iron pin on Strange Road; thence N. 71-57 W. 100 feet to an iron pin, the point of beginning.

The property conveyed herewith is subject to all easements, rights-of-way and restrictions of record.

The property conveyed is the same as conveyed to Curtis R. Crowe and Marciel C. Crowe by deed recorded in the RMC Office for Greenville County in Deed Book 780 at Page 460. The said Curtis C. Crowe died testate on June 16, 1969, leaving his entire estate to the Grantor herein, as more fully appears by his estate file located in the Probate Court in Apartment 1090, File 22.

As part of the consideration herewith, Grantees agree to assume that certain mortgage in favor of First Federal Savings & Loan Association in the original amount of \$19,700.00, recorded in Mortgage Book 1005 at Page 128, August 23, 1965.



Greenville County
Stamps
Paid \$ 770
Act No. 380 Sec. 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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 23d day of January, 1970.

SIGNED, sealed and delivered in the presence of:

W. H. Day _____ Marciel C. Crowe (SEAL)
Melredred V. Day _____ (SEAL)
_____ (SEAL)
_____ (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
(grantor(s) sign, seal and as the grantor's(s') act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.
SWORN to before me this 23d day of January, 1970
W. H. Day (SEAL)
Notary Public for South Carolina
My commission expires: 7-1-71

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER (GRANTOR IS WIDOWED.)
COUNTY OF GREENVILLE }
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, 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
day of 19 _____

Notary Public for South Carolina. (SEAL)
My commission expires: _____

RECORDED this 28th day of January 1970, at 2:01 P. M., No. #16781

-276-733-3-157