

Prepared by JOHN M. DILLARD, Attorney At Law, Greenville, South Carolina

STATE OF SOUTH CAROLINA

APR 7 10 03 AM '70

COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that EDWARD Q. MADDOX & JANE C. MADDOX

in consideration of One Hundred and no/100-----(\$100.00)-----Dollars
AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto LINDSEY BUILDERS, INC., its successors and assigns forever:

ALL that piece, parcel or lot of land with improvements lying on the Southern side of Prentiss Avenue and in the City of Greenville, County of Greenville, State of South Carolina, being shown as Lot No. 10, Block L, on a Plat of the Property of O. P. Mills, made by H. O. Jones, Engineer, dated May, 1914, and recorded in the RMC Office for Greenville County, S. C., in Plat Book C, page 176, reference to which plat is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Grantors by deed of James H. Lindsey recorded in the RMC Office for Greenville County, S. C., in Deed Book , page , and is hereby conveyed subject to rights of way, easements conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

As a part of the consideration for this conveyance, the Grantee herein assumes and agrees to pay in full the balance remaining due on a mortgage to Cameron-Brown Company dated April 11, 1969, and recorded the same date in the RMC Office for Greenville County, S. C., in Mortgage Book 1122, page 411, in the original sum of \$17,500.00 which has a present balance due in the approximate sum of \$17,365.00.

As a part of the consideration for this deed, the Grantors assign and transfer to the Grantee all their right, title and interest in and to any escrow deposits maintained by the above named mortgagee in connection with the mortgage loan covering the above described property.

The Grantee agrees to pay Greenville County and City of Greenville property taxes for the tax year 1970 and subsequent years.

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 assigns against the grantor(s) and the grantor'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 24th day of March 1970.

SIGNED, sealed and delivered in the presence of:

Patricia L. Bryant
Patricia L. Bryant
John M. Dillard
Elizabeth J. MacEwan
Dorothy Swanson

Edward Q. Maddox (SEAL)
Jane C. Maddox (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 24th day of March 1970.

John M. Dillard (SEAL)
Notary Public for South Carolina
My commission expires 9/15/79.

Patricia L. Bryant
Patricia L. Bryant

STATE OF SOUTH CAROLINA OHIO
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 24th day of April 1970.
Robert B. Johnston (SEAL)
Notary Public for South Carolina Ohio

Jane C. Maddox
Jane C. Maddox

ROBERT B. JOHNSTON
Notary Public, Portage County, Ohio
My Commission Expires July 17, 1974

01-2-612-615-