

JUN 17 2 36 PM '70

VOL 892 PAGE 229

TITLE TO REAL ESTATE—Offices of Edgar T. Mertz, Esq., Attorney at Law, Greenville, S. C.

R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that We, William F. Downs and Beverly B. Downs,

in consideration of Ten Thousand, Five Hundred Fifty-One and 27/100 (\$10,551.27)-----Dollars,  
and assumption of mortgage set out 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  
Edgar T. Mertz, and Patricia S. Mertz  
their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 410 Section D of Gower Estates as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book RR at Pages 192 and 193 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Pimlico Court, joint front corner of Lots 409 and 410 and running thence with the joint line of said lots, S. 64-04 W. 201.8 feet to an iron pin at the joint rear corner of Lots 409 and 410; running thence with the rear line of Lot 410, N. 12-44 W. 180 feet to an iron pin at the joint rear corner of Lots 410 and 411; thence with the joint line of said lots, N. 71-24 E. 281.6 feet to an iron pin on the western side of Pimlico Court; thence with the curvature of said Pimlico Court, the chords of which are S. 17-54 E. 52.6 feet; S. 23-28 W. 34 feet; S. 43-20 W. 41 feet; S. 38-54 W. 41 feet and S. 6-12 E. 35 feet to the point of beginning; being the same conveyed to us by David A. Purcell and Jean R. Purcell by deed dated July 22, 1969 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 872 at Page 401.

This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat(s), or on the premises.

As a part of the consideration for this conveyance, the grantee expressly assumes and agrees to pay the balance due on that certain note and mortgage, in the original sum of \$25,500.00 executed by David A. Purcell and Jean R. Purcell to Fidelity Federal Savings and Loan Association of Greenville and recorded in the R. M. C. Office for Greenville County in Mortgage Book 1065 at Page 445, the balance due thereon being the sum of \$ 24,448.73.



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 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 16th day of June 19 70.

SIGNED, sealed and delivered in the presence of:

William F. Downs (SEAL)  
William F. Downs  
Beverly B. Downs (SEAL)  
Beverly B. Downs

Patrick H. Grayson  
Charles A. Gilbert

12/10 (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 16th day of June 19 70

Patrick H. Grayson (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: 11/19/79

Beverly B. Downs

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Publ'c, 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 16th day of June 19 70

Patrick H. Grayson (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: 11/19/79

Beverly B. Downs

RECORDED this 17th day of June 19 70 at 2:36 P. M., No. #27779