

GREENVILLE CO. S. C.
JUL 23 2 32 PM '70
OLLIE FARNSWORTH
R. H. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, Joseph B. Fitts

in consideration of Five Thousand Thirty and 41/100-----(\$5,030.41)----- Dollars,
and the assumption of a mortgage as 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 Charles R. Kemp and Nancy K. Kemp, their heirs and assigns forever

All that piece, parcel or lot of land in the County of Greenville, State of South Carolina, situate, lying and being on the Northern side of Confederate Circle and being known and designated as Lot 97, Section 3 of Sheffield Forest recorded in the RMC Office for Greenville County, South Carolina in Plat Book III, at Page 157 and having according to said plat the following metes and bounds, to wit:

Beginning at an iron pin on the Northern side of Confederate Circle, joint front corner of Lots 97 and 98 and running thence with the common line of said lots N. 6-0 W. 177.6 feet to an iron pin; thence N. 69-15 E. 50.8 feet to a creek; thence with the creek as the line S. 61-26 E. 61.7 feet to an iron pin at the joint rear corner of Lots 96 and 97; thence with the common lines of said lots S. 6-0 E. 155.5 feet to an iron pin on the Northern side of Confederate Circle; thence with the Northern side of said Circle S. 84-0 W. 100 feet to an iron pin, the point of beginning and being the same property conveyed to Joseph B. Fitts by Wayne A. Gilbert and Caroline S. Gilbert on January 31, 1968 and recorded in said RMC Office in Deed Book 837 at Page 140.

This property is subject to existing easements, restrictions and rights-of-way upon or affecting said property.

As a part of the consideration for this conveyance Charles R. Kemp and Nancy K. Kemp assume and agree to pay the balance of \$22,019.59 due on a note and mortgage executed by Joseph B. Fitts to United Mortgagee Servicing Corp. on January 31, 1968 in the original sum of \$22,700.00, the mortgage being recorded in said RMC Office in Mortgage Book 1083 at Page 55.



Greenville County
Stamps
Paid \$ 6.05
Act No 38C SMC

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 23rd day of July 19 70.
SIGNED, sealed and delivered in the presence of:
Joseph B. Fitts (SEAL)
E. Randolph Stone (SEAL)
Jean F. Bruce (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE } 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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 23rd day of July 19 70.
E. Randolph Stone (SEAL)
Notary Public for South Carolina.
My commission expires January 1, 1971
Jean F. Bruce

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
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 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 23rd day of July 19 70.
E. Randolph Stone (SEAL)
Notary Public for South Carolina.
My commission expires January 1, 1971
Judith C. Fitts