

JUL 29 11 44 AM '70

VOL 895 PAGE 77

OLLIE FARNSWORTH

TITLE TO REAL ESTATE—PREPARED BY W. W. WILKINS, ATTORNEY AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that We, H. J. Martin & Joe O. Charping

in consideration of Eleven Thousand Five Hundred (\$11,500.00) Dollars,
and assumption of mortgage
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant,
bargain, sell and release unto William C. Lucas, Jr.

All that certain piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, near and east of the City of Greenville, and being known and designated as Lot Number 31 of a subdivision known as Terra Pines Estates, Section 4, a plat of which is of record in the RMC Office for Greenville County in Plat Book 000 at page 85, and having the following metes and bounds, to-wit:

Beginning at a point on the northwestern side of Compton Drive at the joint corner of Lots 31 and 32 and running thence with the northwestern side of Compton Drive S. 31-51 W. 71 feet to a point; thence continuing with the northwestern side of Compton Drive S. 24-07 W. 71 feet to a point; thence still continuing with the northwestern side of Compton Drive S. 20-15 W. 51.8 feet to a point; thence following the curvature of the northwestern intersection of Compton Drive with Doyle Drive (the chord of which is S. 69-07 W. 35.3 feet to a point; thence with the northeastern side of Doyle Drive N. 69-45 W. 150 feet to a point at the joint corner of Lots 31 and 45; thence N. 20-15 E. 266.8 feet to a point at the joint rear corner of Lots 31 and 32; thence S. 55-25 E. 200.3 feet to a point on the northwestern side of Compton Drive at the point of beginning.

This is the same lot conveyed to grantors by Central Realty Corporation by deed recorded November 20, 1969 in deed vol. 879 page 602 of the RMC Office for Greenville County, S. C. and is conveyed subject to building restrictions applicable to said subdivision, and to any recorded easements or rights of way.

As a part of the consideration for this conveyance the grantee herein assumes and agrees to pay the mortgage given by grantors to Fidelity Federal Savings and Loan Association in the original amount of \$31,200 recorded in mortgage book 1142 at page 421 of the RMC Office for Greenville County, S. C. on which there is a balance due of \$ 31,000.

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(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 28 day of July 19 70 .

SIGNED, sealed and delivered in the presence of:

W. W. Wilkins
Demobria C. Hall

H. J. Martin
Joe O. Charping

PROBATE
SOUTH CAROLINA DOCUMENTARY
SOUTH CAROLINA DOCUMENTARY
DOLLAR DOLLAR
12.65
REV. NO. 306 Sec 1



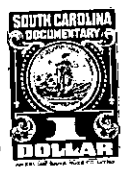
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 28 day of July 19 70 .

W. W. Wilkins (SEAL) Demobria C. Hall

Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 1971



STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUCIATION 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 28 day of July 19 70 .

W. W. Wilkins (SEAL) H. J. Martin
Elaine Mae O. Charping

Notary Public for South Carolina.
MY COMMISSION EXPIRES JANUARY 1, 1971

RECORDED this 29 day of July 19 70 , at 11:44 A. M., No. 2329

538.1-1-188