

TITLE TO REAL ESTATE—Leatherwood, Walker, Todd & Mann, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEP 6 4 12 PM '70
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, ALTA L. PAXTON,

in consideration of Three Thousand and No/100ths (\$3,000.00) -----Dollars,
and assumption of mortgage
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted,
bargained, sold and released, and by these presents do grant, bargain, sell and release unto C. S. WILLINGHAM and RICHARD
L. CRAIN, their heirs and assigns forever:

All that piece, parcel, or lot of land, together with improvements thereon, situate, lying or being in the State of South Carolina, County of Greenville, near the City of Greenville, known and designated as Lot No. 31, as shown on a plat of Oakwood Acres, prepared by J. Mac Richardson, dated September, 1959, said plat being recorded in the Greenville County R.M.C. Office in Plat Book MM, at page 135, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point, the joint front corners of Lots 30 and 31 and running S. 54-22 W. 95 feet along Oakwood Avenue to joint front corners of Lots 31 and 32; thence with the joint line of Lots 31 and 32 N. 35-38 W. 160 feet to the joint rear corners of Lots 31 and 32; thence N. 54-44 E. 95 feet along a joint line of Lot 31 and John H. Wood Property; thence S. 35-38 E. 160 feet along the joint line of Lots 30 and 31 to the point of beginning.

This conveyance is made subject to all easements, restrictions and rights of way of record affecting the above described property.

The grantees, C. S. Willingham and Richard L. Crain, hereby agree to assume and be responsible for that certain note and mortgage given to First Federal Savings and Loan Association covering the above described property, said mortgage dated May 19, 1964.

Grantees agree to pay all 1970 taxes and all house payments on the first mortgage hereinabove referred to beginning with September 1, 1970.



350

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 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 8th day of September 19 70.

SIGNED, sealed and delivered in the presence of:

Alta L. Paxton (SEAL)
Alta L. Paxton

Sandra P. Watson (SEAL)

Dorothy K. McCall, Jr. (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

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 8th day of September 19 70.

Sandra P. Watson (SEAL)
Notary Public for South Carolina.

My commission expires 6/6/78

Dorothy K. McCall, Jr.

STATE OF SOUTH CAROLINA }
COUNTY OF _____ }

RENUNCIATION OF DOWER
WOMAN GRANTOR

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 _____ day of _____ 19 _____

(SEAL)

Notary Public for South Carolina,
My commission expires _____

_____ of September 19 70 at 4:42 P. M., No. 5753

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