

JAN 19 2 54 PM '71

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

VOL 906 PAGE 566

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that James Alfred Rutledge

Two Thousand Four Hundred Seventy-four and 25/100 (\$2,474.25) Dollars,
in consideration of and assumption of 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

Better Homes of Greenville, Inc., its successors, and assigns, forever:

All that lot of land near the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot 38 and a 4-foot strip of the northern portion of Lot 39, Section A, of the plat entitled "A Subdivision for Woodside Mills" recorded in Plat Book W at pages 111-117, and having according to revised plat of the property of the grantor (T. Ansel Putnam) made by Robert Jordan, Surveyor, dated September 14, 1957, the following metes and bounds:

Beginning at an iron pin on the western side of Vance Street, joint front corner of Lots 37 and 38; thence with line of said lots N 79-21 W 141.7 feet to an iron pin; thence S 12-26 W 57 feet to an iron pin, which point is 4 feet south of the joint rear corner of Lots 38 and 39; thence S 78-53 E 143.5 feet to an iron pin on the west side of Vance Street, the said pin being 4 feet south of the joint front corner of Lots 38 and 39; thence with the west side of Vance Street N 10-54 E 58 feet to the point of beginning.

Being the same property conveyed to the grantor by deed of T. Ansel Putnam recorded in Deed Book 874 at page 253 in the RMC Office for Greenville County.

This property is conveyed subject to restrictions, easements and rights of way of record affecting said property.

As part of the consideration for this conveyance, grantee assumes and agrees to pay the balance of \$1,425.75 due on the mortgage held by T. Ansel Putnam recorded in Mortgage Book 1134 at page 516 in the RMC Office for said County.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 18 day of January 19 71.

SIGNED, sealed and delivered in the presence of:

Beverly Mackstow
Deborah N Garrison

James Alfred Rutledge (SEAL)

_____ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 18 day of January 19 71

Beverly Mackstow (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79.

Deborah N Garrison

STATE OF SOUTH CAROLINA }
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, 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

18 day of January 1971.

Beverly Mackstow (SEAL)
Notary Public for South Carolina
My commission expires: 8-4-79.

Lula Belle Rutledge
Deborah N Garrison

RECORDED this 19 day of January 19 71, at 2:54 P. M., No. 16670

225-123-1-23