

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S.C.
FEB 24 10 05 AM '71
OLLIE FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that We, Aaron D. Knecht and Lois C. Knecht

in consideration of -----One and No/100 (\$1.00)----- 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 W. M. Rose, his heirs and assigns, forever;

All that piece, parcel or lot of land situate, lying and being on the eastern side of Stokes Street, in the County of Greenville, State of South Carolina, and being known and designated as Lot 12 on a plat entitled Cordell Subdivision Number 10 made by C. C. Jones dated December, 1952, and recorded in the RMC Office for Greenville County in Plat Book BB, at Page 84, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the eastern side of Stokes Street, joint front corner of Lots 11 and 12, and running thence along Stokes Street N. 1-11 E. 70 feet to a point; thence running N. 87-35 E. 156.9 feet to a point; thence running S. 7-50 W. 80 feet to a point; thence running S. 88-42 E. 154.4 feet to the point of beginning.

This conveyance is made subject to protective covenants, easements and rights-of-way of record.

This is the same property conveyed to the grantors herein by deed of Charles J. Brown dated September 8, 1965, and recorded in the RMC Office for Greenville County in Deed Book 781, at Page 560.

As a part of the consideration herein, the grantee assumes and agrees to pay that certain mortgage in favor of Carolina National Mortgage Investment Co., Inc. in the principal amount of \$11,150.00, recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1000, at Page 56, and having a present principal balance due thereon of \$

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 18th day of February 1971 .

SIGNED, sealed and delivered in the presence of:

Aaron D. Knecht (SEAL)
Lois C. Knecht (SEAL)
James P. Leithe (SEAL)
James P. Leithe (SEAL)

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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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 18th day of February 1971 .

James P. Leithe (SEAL)
James P. Leithe
Notary Public for South Carolina
My commission expires 4/7/79

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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 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

18th day of February 19 71
Lois C. Knecht (SEAL)
Lois C. Knecht
Notary Public for South Carolina
My commission expires 4/7/79

RECORDED this 24 day of February 19 71 at 10:08 A. M., No. 19654

164-2404