

TITLE TO REAL ESTATE—Prepared by KENNETH STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

FILED
GREENVILLE CO. S. C.
MAR 15 11 14 AM '71
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, William A. Vaughn,

in consideration of Seventeen Thousand Five Hundred and no/100 (\$17,500.00)-----Dollars,
and assumption of mortgage set forth 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 Robert A. Small, his heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improve-
ments thereon, lying and being on the northerly side of West Seven Oaks Drive, near
the City of Greenville, S. C., and being designated as Lot No. 65 of Chanticleer, Sec-
tion I, as recorded in the RMC Office for Greenville County, S. C. in Plat Book YY,
page 97, and having according to a more recent survey made by H. C. Clarkson, Jr.,
Surveyor, dated March 2, 1971, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of West Seven Oaks Drive, joint
front corner of Lots 64 and 65, and running thence along the northerly side of Seven
Oaks Drive S 89-27 W 120 feet to an iron pin, joint front corner of Lots 65 and 66;
thence along the common line of said lots N 2-22 W 182.7 feet to an iron pin; thence
N 82-01 E 31 feet to an iron pin; thence N 80-43 E 96 feet to an iron pin, joint rear
corner of Lots 64 and 65, said pin also being at the center line of a 10 foot drain-
age easement; thence along the common line of said lots and the center of said drain-
age easement, S 0-41 E 201.2 feet to an iron pin on the northerly side of West Seven
Oaks Drive, the point of beginning.

For deed into grantor see Deed Book 893, page 312.

For restrictions applicable to this subdivision see Deed Book 713, page 221, and
Deed Book 716, page 321.

GRANTEE TO PAY 1971 TAXES.

As a part of the consideration herein the grantee does assume and agree to pay,
as the same becomes due, the balance of \$40,000.00 on that certain mortgage given by
the grantor herein to Fidelity Federal Savings & Loan Association, recorded in Mort-
gage Book 1160, page 617.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; 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 law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 15th day of March 19 71.

SIGNED, sealed and delivered in the presence of:
William A. Vaughn (SEAL)
Eunice D. Shelton (SEAL)
Schuyler B. Kinder (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)' 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 15th day of March 19 71.
Schuyler B. Kinder (SEAL) Notary Public for South Carolina. My Commission expires November 19, 1979
Eunice D. Shelton

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, fraud or fear of any person whomsoever, renounce, release and forever re-
linquish unto the grantor(s) and the grantee(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
15th day of March 19 71
Schuyler B. Kinder (SEAL) Notary Public for South Carolina. My commission expires November 19, 1979
Jorgia M. Vaughn
RECORDED this 15th day of March 19 71 at 11:14 A.M. No. #21289

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