

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAMBERLAIN & BROWN, P. A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603

FILED GREENVILLE CO. S. C. APR 21 2 33 PM '71 OLLIE FARNSWORTH R. M. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Joseph L. Brown

Greenville County Stamps Paid \$ 8.80 Act No. 380 Sec. 1

in consideration of Seven Thousand Eight Hundred Ninety and 64/100---(\$7,890.64) Dollars and assumption of mortgage indebtedness setforth 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 L. F. LeMASTER and EDITH K. LeMASTER, their heirs and assigns forever,

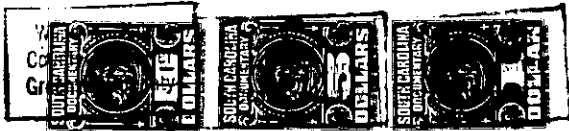
ALL that lot of land with improvements situate, lying and being on the North-western side of Pimlico Road in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 469 on a Final Plat of GOWER ESTATES, Section D, made by R. K. Campbell, et al, Surveyors, dated May, 1964, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book RR, pages 192 and 193, reference to which is hereby craved for the metes and bounds thereof.

The above property is the same property conveyed to the Grantor herein by deed of W. L. Miller, recorded in the RMC Office for Greenville County, South Carolina in Deed Book 842, page 219, and is hereby conveyed subject to the rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the grounds, affecting said property.

As a part of the consideration of this deed, the Grantees assume and agree to pay in full a mortgage given by the Grantor to Fidelity Federal Savings and Loan Association in the original sum of \$27,000.00, recorded in Mortgage Book 1089, page 549, which has a present balance due in the sum of \$ 25,609.46.

The Grantees agree to pay City of Greenville and Greenville County property taxes for the tax year 1971 and subsequent years.

As a further part of the consideration for this deed, the Grantor assigns and transfers to the Grantees all right, title and interest in and to any escrow deposits for taxes and insurance maintained by the above named mortgagee in connection with the mortgage loan referred to above.



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 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 21st day of April 1971

SIGNED, sealed and delivered in the presence of

Joseph L. Brown (SEAL) Joseph L. Brown (SEAL) (SEAL) (SEAL)

Joseph H. Klingler (SEAL) Roger W. Kremen (SEAL) u/Notary

STATE OF MARYLAND PROBATE COUNTY OF MONTGOMERY

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

SWORN to before me this 21st day of April 1971

Notary Public for Maryland My Commission expires: 7-1-74 (SEAL) Roger Kremen u/Notary

STATE OF MARYLAND RENUNCIATION OF DOWER COUNTY OF MONTGOMERY

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 grantor(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 21st day of April 1971

Notary Public for Maryland My Commission expires: April 1971 at 2:33 P (SEAL) Mrs. June M. Brown u/Notary #621668

RECORDED in the Office of the Recorder of Deeds for Greenville County, South Carolina, on April 19, 1971 at 2:33 P. No. 1621668

5-1-282-555