

KNOW ALL MEN BY THESE PRESENTS, that James I. McCulloch, Jr. and Doris A. McCulloch

in consideration of Five Thousand and No/100-----Dollars,
and assumption of mortgage described 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 Zelfred C. Smith, Jr. and Jean D. Smith, their heirs and assigns,

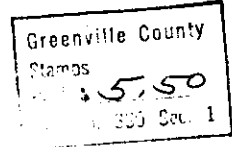
All that lot of land with the buildings and improvements thereon, situate on the North side of Dera Street, in the City of Greenville, in Greenville County, South Carolina, shown as Lot No. 44 on Plat of Pleasantburg Forest, recorded in the RMC Office for Greenville County, S. C. in Plat Book GG, page 162, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Dera Street at the joint front corner of Lots 43 and 44; and runs thence along the line of Lot 43, N. 6-00 W. 255.9 feet to an iron pin; thence S. 82-26 E. 56 feet to an iron pin; thence S. 71-14 E. 63 feet to an iron pin; thence along the line of Lot 45, S. 0-52 W. 229.3 feet to an iron pin on the North side of Dera Street; thence along Dera Street N. 87-53 W. 15 feet to an iron pin; thence still along Dera Street, S. 89-46 W. 70 feet to the beginning corner.

This conveyance is made subject to any restrictions, rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

As a part of the consideration hereof, the grantees agree and assume to pay, according to its terms, that certain note and mortgage given to Carolina National Mortgage Investment Company, Inc., on which there is a balance due of \$20,067.41, said mortgage being recorded in Mortgages Volume 1125, page 445.

This is the same property conveyed to the grantors by deed recorded in the RMC Office for Greenville County, S. C. in Deed Volume 909, page 166.



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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 8th day of July 1971

SIGNED, sealed and delivered in the presence of:

Margie A. Hill
Edward R. Hamner

James I. McCulloch, Jr. (SEAL)
Doris A. McCulloch (SEAL)

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

SWORN to before me this 8th day of July 1971

Edward R. Hamner (SEAL)
Notary Public for South Carolina.

Margie A. Hill

My Commission Expires My Commission Expires September 3, 1979

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)' 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 8th day of July 1971

Edward R. Hamner (SEAL)
Notary Public for South Carolina.
My Commission Expires September 3, 1979

Doris A. McCulloch

RECORDED this 9th day of July 1971 at 10:53 A. M. No. 858

26-2-612-615-519-279