Frepared by JOHN M. DILLARD, Attorney At Law, Greenville, South Eachbas. C. OLLIE FARNSWORTH COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that J. CORDELL MADDOX & BRONA M. MADDOX

consideration of Fourteen Thousand Seven Hundred sixty-nine and 90/100----- Dollars AND ASSUMPTION OF MORTGAGE INDEBTEDNESS SET FORTH BELOW receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto PHIL IP G. HILL, his heirs and assigns forever:

ALL that piece, parcel or lot of land together with buildings and improvements situate, lying and being on the Western side of North Warwick Road and the Southern side of Hathaway Circle, in Greenville County, South Carolina, being shown and designated as Lot No.106 on a Plat of STRATFORD FOREST made by Piedmont Engineering Service, dated February 25, 1957, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book KK, page 89, reference to which is hereby craved for the metes and bounds thereof.

The above property is the same conveyed to the Grantors by deed of The Peoples National Bank of Greenville, S. C. as agent for Furman University recorded in Deed Book 790, page 363, and is hereby conveyed subject to rights of way, casements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

As a part of the consideration for this deed, the Grantee assumes and agrees to pay in full the indebtedness due on a note and mortgage covering the above described property owned by Fidelity Federal Savings & Loan Association of Greenville, S. C., in the original sum of \$35,500.00 recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 1067, page 67, which has a present balance due of \$33,230.10.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.



together with all and singular the rights, members, hereditaments and aptaining; to have and to hold all and singular the premises before mentione forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's defend all and singular said premises unto the grantee(s) and the grantor's(s') heirs or successors and against every person whomsoever lawfu WITNESS the grantor's(s') hand(s) and seal(s) this 14thday of	ranto the grantee (s), and the grantee s(s) heirs or successors and assigns, rantor s(s) heirs or successors, executors and administrators to warrant and
SIGNED, sealed and delivered in the presence of	Cordell Maddox (SEAL)
John M. Dillard	Brona M. Maddox :: (SEAL)
Frances B. Holtzclaw	(SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE sign, seaf and as the grantor's(s') act and deed deliver the within written of execution thereof.	
	John M. Dillard
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE wife (wives) of the above named grantor(s) respectively, did this day appenent, did declare that she does freely, voluntarily, and without any compulsion relinquish unto the grantee(s) and the grantee's(s') heirs or successors and in and to all and singular the premises within mentioned and released.	lic, do hereby certify unto all whom it may concern, that the undersigned by before me, and each, upon being privately and separately examined by
CIVEN under my hand and seal this 14thiay of July 1971 Notary Public for South Carpling Frances B. Holtzclaw My commission expires 9/15/79	Brona M. Maddox M