

AUG 2 5 06 PM '71

OLLIE FARNSWORTH

VOL 921 PAGE 544

TITLE TO REAL ESTATE—PREPARED BY WILKINS AND WILKINS, ATTORNEYS AT LAW, GREENVILLE, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, J. EARL CROOME,

in consideration of Six Thousand Four Hundred thirty-four & 20/100 Dollars, and assumption of mortgage

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto WALTER H. MONROE, III, his heirs and assigns,

All that lot of land in the County of Greenville, State of South Carolina, being all of Lot No. 492 and a small triangular portion of the adjoining lot No. 493 on plat of Section D, Gower Estates, recorded in plat book RR pages 192 and 193 of the RMC Office for Greenville County, S. C., and having according to a recent survey made by Campbell & Clarkson, Engineers, July 19, 1969 the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin on the northwest side of Shallowford Road, the joint front corner of Lots Nos. 492 and 493; thence with a new line through Lot No. 493, N. 46-11 W. 158.1 feet to an iron pin in the rear line of Lot No. 488; thence with the rear line of said lot S. 41-29 W. 98.2 feet to an iron pin corner of Lot No. 491; thence with the line of said lot S. 41-34 E. 148.6 feet to an iron pin on the northwest side of Shallowford Road; thence with the northwest side of said Road N. 48-37 E. 55 feet to a point; thence continuing N. 45-07 E. 55 feet to the beginning corner.

This is the same property conveyed to Grantor by Donald E. Baltz, Inc. by deed dated July 31, 1969 and recorded in deed vol. 873 at page 34 of the RMC Office for Greenville County, S. C.

This conveyance is made subject to restrictions applicable to said subdivision recorded in deed book 753 at page 571, and to recorded easements or rights of way.

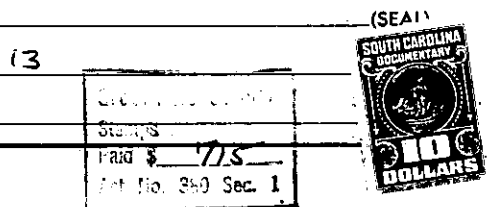
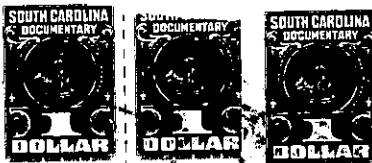
As a part of the consideration for this conveyance the Grantee herein assumes and agrees to pay that certain mortgage given by Grantor to C. Douglas Wilson & Co., dated July 31, 1971 in the original amount of \$27,600.00 and recorded in mortgage vol. 1132 at page 643, on which there is a balance due of \$ 27,065.80.

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)'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 2 day of August 19 71 .

SIGNED, sealed and delivered in the presence of: J. Earl Croome (SEAL)

W.W. Wilkins
Benobia C. Hall



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

SWORN to before me this 2 day of August 1971

W.W. Wilkins (SEAL) Benobia C. Hall

Notary Public for South Carolina. MY COMMISSION EXPIRES Nov. 23, 1980

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RENUCIATION 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 2 day of August 1971

W.W. Wilkins (SEAL) Roberta P. Croome

Notary Public for South Carolina. MY COMMISSION EXPIRES Nov. 23, 1980

RECORDED this 2nd day of August 19 71 at 5:06 P. M. No. #3323

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