

TITLE TO REAL ESTATE-Prepared by MANN, FOSTER, BOWSEY, & GORREY, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

JAN 12 12 55 PM '72

COUNTY OF Greenville

OLLIE FARNSWORTH  
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that James A. Staggs

in consideration of ONE AND NO/100THS- - - - - Dollars,

AND ASSUMPTION OF MORTGAGES HEREINBELOW REFERRED TO the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto James R. Mann, Jr., his heirs and assigns

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, situate, lying and being on the northeastern side of Berry Road, and being more particularly described according to a plat of survey of Property of James R. Mann, made by R. K. Campbell, RLS, January, 1964, and recorded in the RMC Office for Greenville County in Plat Book at page as follows:

BEGINNING at a point in the center of Berry Road at the corner of property heretofore conveyed to James A. Raines and running thence N. 19-15 W. 20 feet to an iron pin on the edge of Berry Road; thence N. 17-02 E. 170 feet to an iron pin; thence N. 75-09 W. 170 feet to an iron pin; thence S. 19-15 W. 200 feet, more or less, to a point in the center of Berry Road; thence along the center of Berry Road, S. 54-20 E. 70 feet to the beginning corner.

The above described property is the same conveyed to me by James R. Mann by deed dated November 4, 1966 and recorded in the RMC Office for Greenville County, S.C.

As a part of the consideration for the within conveyance, the grantee assumes and agrees to pay the balance due on that certain note and mortgage by Paul L. McCreight, Jr. and Shirley M. McCreight to B. P. Edwards dated March 14, 1959 in the original amount of \$2336.80 and recorded in the RMC Office for Greenville County in Mortgage Book 779 at page 197, the balance now due thereon being \$1756.48; and also assumes and agrees to pay the balance due on that certain note and mortgage from the grantor herein to James R. Mann dated November 4, 1966 and recorded in the RMC Office for Greenville County in Mortgage Book 1113 at page 413, the balance now due thereon being \$2837.52.

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 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 24th day of November 1971

SIGNED, sealed and delivered in the presence of: James A. Staggs (SEAL)  
Nellie Mason (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(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 24th day of November 1971

Notary Public for South Carolina (SEAL) My commission expires 8/4/79

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, 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 24th day of November 1971. Shirley L. Staggs (SEAL)

Notary Public for South Carolina (SEAL) My commission expires 8/4/79

RECORDED this 12th day of January 1972 at 12:55 P. M. No. 18918

278-538.8-1-1