

MAR 20 2 53 PM '72

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

VOL 938 PAGE 507

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that William Garraux, III and Joye H. Garraux

in consideration of Three Thousand and No/100-----(\$3,000.00) Dollars,
and the assumption of the mortgage as referred to 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 Walter R. Phillips, Jr. and Carolyn J. Phillips, their heirs and assigns forever

All that certain piece, parcel or lot of land, with the buildings and improvements thereon,
lying and being on the southeasterly side of Patricia Avenue, near the City of Greenville,
South Carolina, being shown as Lot No. 13 on Plat of White Horse Heights, as recorded
in the R. M. C. Office for Greenville County, S. C., in Plat Book "BB", at Page 135, and
having according to said Plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southeasterly side of Patricia Avenue at a point 179.7
feet southwest of the southerly corner of the intersection of Patricia Avenue and
Range View Drive, said pin being at the corner of Lots 13 and 14; and running thence
S. 41-08 E. 188 feet to an iron pin, corner of Lots 13 and 15; thence S. 70-42 W.
199.5 feet to an iron pin, joint rear corner of Lots 12 and 13; thence along the joint
line of said Lots N. 19-18 W. 175 feet to an iron pin on the southeasterly side of
Patricia Avenue; thence along the southeasterly side of Patricia Avenue N. 70-42 E. 129.9
feet to the point of beginning.

This conveyance is made subject to such easements, rights-of-way and restrictions of
record or as appear on the premises.

This is the same property conveyed to the grantors herein by deed recorded in the R. M. C.
Office for Greenville County, in Deed Book 756, at Page 395.

As a part of the consideration herein, the grantee assumes and agrees to pay that certain
mortgage in favor of Cameron-Brown Company in the principal amount of \$10,750.00,
recorded in the R. M. C. Office for Greenville County, in Mortgage Book 970, at Page 139,
and having a present principal balance due thereon of \$9,383.91.



Greenville County
3.30

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; 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 16th day of March 19 72 .

SIGNED, sealed and delivered in the presence of:

William Garraux III (SEAL)
William Garraux, III

Edna J. [Signature] (SEAL)

Joye H. Garraux (SEAL)
Joye H. Garraux

Carolyn J. Phillips (SEAL)

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

SWORN to before me this 16th day of March 19 72 .

Edna J. [Signature] (SEAL)
Notary Public for South Carolina
My commission expires 3/19/79

Carolyn J. Phillips

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 re-
linquish 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 16th
day of March 1972 .

Edna J. [Signature] (SEAL)
Notary Public for South Carolina
My commission expires 3/19/79

Joye H. Garraux
Joye H. Garraux

RECORDED this 20th day of March 19 72, at 2:53 P. M., No. 25059