

APR 17 11 13 AM '72

OLLIE FARNSWORTH

STATE OF SOUTH CAROLINA: R.M.C.

TITLE TO REAL ESTATE

COUNTY OF GREENVILLE

X

WHEREAS, Victor H. Flowers died intestate on or about August 10, 1961, leaving a widow, Margie R. Flowers, and three (3) children: Victor Bruce Flowers, Ronald Keith Flowers, and Vicki Charlene Flowers, as his sole heirs at law and was seized and possessed of the real property hereinafter described;

NOW, KNOW ALL MEN BY THESE PRESENTS, that we, Victor Bruce Flowers and Ronald Keith Flowers, in consideration of One Dollar (\$1.00) love and affection, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto Margie R. Flowers, her heirs and assigns, forever, all our right, title and interest in and to the below described real estate:

"ALL that lot of land in Greenville County, State of South Carolina, being known as lot # 2 on plat of Northside Heights, recorded in Plat Book MM at Page 89, in the R.M.C. Office for Greenville County and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the western side of Pine Knoll Drive, at the joint front corner of lots # 1 and 2, and running thence with the line of lot # 1, N. 75-02 W. 201.8 feet to iron pin; thence N. 6-40 E. 95 feet to iron pin on Northside Circle; thence with said Northside Circle, S. 81-55 E. 184.8 feet to iron pin; thence with the curve of the intersection of Northside Circle and Pine Knoll Drive, S. 36-27 E. 28.1 feet to iron pin; thence with Pine Knoll Drive, S. 08-55 W. 95 feet to the point of beginning."

This conveyance is made subject to any restrictions or protective covenants, existing reservations, easements, rights of way, zoning ordinances that may appear of record, on the recorded plat(s) or on the premises.

Grantee assumes and agrees to pay that certain note and mortgage encumbering the above described property in favor of First Federal Savings and Loan Association of Greenville, S. C., to the extent same is affected by this conveyance and her interest in said property.

(Continued on next page)

211-111-3-80