

The above-described land is subject to the following-described real estate mortgage(s).

1. That certain real estate mortgage to the United States of America executed by Benjamin H. Grice and Elizabeth R. Grice, dated June 14, 1971, and recorded in Mortgage, Book(s) 1194 at Page(s) 597, of the Public Records of Greenville

State of South Carolina on which there is a balance due of \$16,289.47 and the said Grantee(s) by separate agreement, executed as of the date hereof, assume(s) liability for and agree(s) to pay, as part of the consideration of this conveyance, all or a certain specified portion of the indebtedness secured by said real estate mortgage(s).

TO HAVE AND TO HOLD, all and singular the said Premises before mentioned unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of reversion.

And we do hereby bind our Heirs, Executors and Administrators, to warrant and forever defend all and singular the said premises unto the said Gary E. Efaw and Betty R. Efaw for and during their joint lives and upon the death of either of them, then to the survivor of them, his or her heirs and assigns forever in fee simple, against us and our Heirs and all persons whomsoever lawfully claiming, or to claim the same, or any part thereof.

IN WITNESS WHEREOF, the Grantor(s) have hereunto set their hand(s) and seal(s), the day and year first above written.

Signed, sealed and delivered in the presence of:

Deed A. Owens
Robert A. King

Benjamin H. Grice (SEAL)
Elizabeth R. Grice (SEAL)

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