

APR 10 4 59 PM '73

TITLE TO REAL ESTATE - Mann, Foster, Richardson & Fisher, Attorneys at Law, Greenville, S. C.

WAYNE S. FANKERSLEY
R.M.C.

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STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that John Wesley Sexton and Suzanne G. Sexton

in consideration of One Thousand Five Hundred and no/100ths (\$1,500.00) Dollars
and the assumption of the mortgage indebtedness recited herein 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

Wayne D. Cox and Patricia D. Cox, their heirs and assigns, forever:

All that piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina on the Southern side of Camden Drive, being known and designated as Lot No. 135 as shown on plat entitled ROCKVALE, dated July, 1959, prepared by J. Mac Richardson, R. S. and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book QQ at Page 109, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Camden Drive at the joint front corner of Lots Nos. 135 and 136 and running thence with the common line of said Lots, N. 4-39 E. 165 feet to an iron pin; thence S. 86-01 E. 116.5 feet to an iron pin; thence S. 1-58 E. 165.9 feet to an iron pin and concrete monument on the southern side of Camden Drive; thence with the southern side of Camden Drive, N. 86-01 W. 134.6 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.

-156-WG 6.2-1-176

As a part of the consideration herein, the grantees assume and agree to pay that certain mortgage in favor of Cameron-Brown Company in the principal amount of \$18,900.00, recorded in the R. M. C. Office for Greenville County, in Mortgage Book 1205 at Page 29, and having a present principal balance due thereon of \$18,604.47.

The grantees herein, by the acceptance of this deed, specifically assume and agree to pay the indebtedness due under the terms of a mortgage given by the grantor to Cameron-Brown Company and recorded in Mortgage Book 1205 at Page 29, records of Greenville County, and also hereby assume the obligations of the grantor under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

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) and 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 10th day of April 1973

SIGNED, sealed and delivered in the presence of

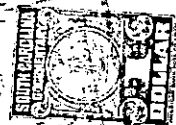
John B. Mann
Joan B. Reid



John Wesley Sexton
JOHN WESLEY SEXTON

Suzanne G. Sexton
SUZANNE G. SEXTON

Greenville County (SEAL)
Stamps
Paid \$ 165 (SEAL)
Act No. 300 Sec. 1



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BATE

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

SWORN to before me this 10th day of April 1973.

John B. Mann (SEAL)
Notary Public for South Carolina
My commission expires: 5/19/79

Joan B. Reid

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 relinquish unto the grantor(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

10th day of April 1973
John B. Mann (SEAL)
Notary Public for South Carolina
My commission expires: 5/19/79

Suzanne G. Sexton
SUZANNE G. SEXTON

RECORDED this 10th day of April 1973 at 4:59 P. M. No. 28757

WG 6.1