

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

DOONIE S. TANNERSLEY  
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that

JOHN F. BROOKS, JR. and OLIVE R. BROOKS

in consideration of \$12,504.21 and assumption of mortgage (see below)

Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

HENRY GOODMAN STEPHENS, JR. and MARY JANE HATTAWAY STEPHENS, their heirs and assigns forever:

All that certain piece, parcel or lot of land being known and designated as Lot No. 38, Section I, of Subdivision known as POINSETTIA, said Subdivision being situated within the corporate limits of the Town of Simpsonville, County of Greenville, State of South Carolina, plat of said Subdivision being recorded in the R.M.C. Office for Greenville County in Plat Book BBB at page 103.

A more particular description of said above numbered lot may be had by reference to said plat.

The above numbered lot was conveyed to the grantors herein by deed recorded in the RMC Office for Greenville County in Deed Volume 795 at page 341.

This conveyance is made subject to the Restrictive and Protective Covenants affecting Section I, of Subdivision known as POINSETTIA, said Covenants being recorded in the RMC Office for Greenville County in Deed Volume 778 at page 327.

This conveyance is made subject to any Restrictive Covenants, building set-back lines, rights of way and easements which may affect the above described property.

As part of the consideration herein, the grantees assume and agree to pay a mortgage executed by the grantors herein to Laurens Federal Savings & Loan Association, in the original amount of \$16,000.00, dated February 2, 1970, and recorded in Mortgage Book 1147 at page 654, the balance due for assumption being \$15,395.79.

-899-313-1-79

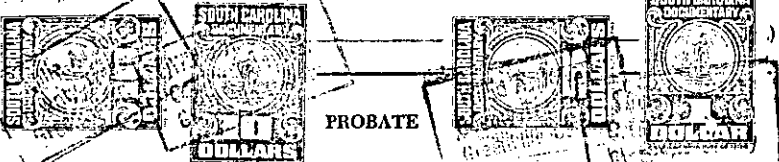
together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. 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 17th day of May, 1973.

SIGNED, sealed and delivered in the presence of:

*John F. Brooks Jr.* (SEAL)  
*Olive R. Brooks* (SEAL)

STATE OF SOUTH CAROLINA }  
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Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 17th day of May 1973.

Notary Public for South Carolina  
My commission expires

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

Greenville County  
Book 1430  
Act No. 380 Sec. 1

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

17th day of May 1973.

Notary Public for South Carolina  
My commission expires

RECORDED this 17th day of May 1973 at 12:36 P. M., No. 3288L

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