

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

Greenville County
Cl. No. 4.40
Fed. No. 389 Sec. 1

KNOWN ALL MEN BY THESE PRESENTS, that William Jerry Ducker

in consideration of Thirty-eight Hundred and no/100 (\$3,800.00) ----- Dollars,
and assumption of mortgages

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

All that piece, parcel or lot of land situate, lying and being on the northern side of Page Drive, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 7 of Lockwood Heights, Section 1, and having according to a plat prepared by Jones & Sutherland, Engineers, dated March 14, 1958, entitled "Property of Mrs. Lula B. Thruston", recorded in the RMC Office for Greenville County, South Carolina, in Plat Book PP at page 101, the following metes and bounds:

BEGINNING at an iron pin on the northern side of Page Drive at the joint front corner of Lots 6 and 7 and running thence with the line of Lot 6, N. 21-00 W. 160 feet to an iron pin; thence S. 69-00 W. 80 feet to an iron pin at the joint rear corner of Lots 7 and 8; thence with the line of Lot 8, S. 21-00 E. 160 feet to an iron pin on the northern side of Page Drive; thence with the northern side of Page Drive, N. 69-00 E. 80 feet to the point of beginning.
250 - 237.2 - 1 - 36

This is the same lot conveyed to grantor by James P. Ducker by deed dated March 17, 1967 recorded March 21, 1967 in deed vol. 815 page 626 of the RMC Office for Greenville County, S.C., and is conveyed subject to recorded restrictions, easements and rights of way or those shown on the plat or on the ground

As a part of the consideration for this conveyance, the grantee herein assumes and agrees to pay two certain mortgages: (1) Carolina National Mortgage Investment Co., Inc. in the original amount of \$11,450.00 recorded Dec. 28, 1965 in mortgage vol. 1018 page 29 on which there is a balance due of \$9,975.45 (2) Pickensville Finance Co. in the original amount of \$3,096.00 recorded August 28, 1972 in vol. 1246 page 603 on which there is a balance due of \$3,042.00.

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 grantees, and the grantee's heirs, successors and assigns forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees and the grantee's heirs, successors and assigns against the grantor(s) and the grantor's heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand(s) and seal(s) this 17 day of August 19 73.

SEAL, sealed and delivered in the presence of:

David H. Wilkins
Dorothy C. Hall

William Jerry Ducker (SEAL)



STATE OF SOUTH CAROLINA }
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and at the grantor's(s) act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 17 day of August 19 73.

David H. Wilkins (SEAL)
Notary Public for South Carolina
My commission expires: 1/1/82

Dorothy C. Hall

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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 grantee(s) and the grantee's(s) heirs, 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 17 day of August 19 73.

David H. Wilkins (SEAL)
Notary Public for South Carolina
My commission expires: 1/1/82

Mary Ann R. Ducker

RECORDED this 27th day of September 19 73 at 3:19 P.M., No. 8947

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