

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GREENVILLE, CO. S. C.

JAN 17 1 13 PM '74

VOL 992 PAGE 369

KNOW ALL MEN BY THESE PRESENTS, that DONNIE S. TANKERSLEY  
R.M.B., W. HUBBARD

In consideration of \$9,397.13, plus assumption of mortgage set out 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

BUILDERS & DEVELOPERS, INC., its successors and assigns forever:

All that lot of land with building and improvements thereon, situate on the Southeastern side of Webster Road, in the City of Greenville, Greenville County, South Carolina, being shown as Lot 3 on plat of Property of E. Godfrey Webster by W. J. Riddle, Surveyor, dated March 1948, and recorded in the RMC Office for Greenville County in Plat Book U at page 79 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southeastern side of Webster Road, at the joint front corner of Lots 2 and 3 and running thence along line of Lot No. 2, S. 41-07 E., 209.7 feet to an iron pin; thence S. 52-23 W., 60 feet to an iron pin; thence with line of Lot 4, N. 43-49 W., 209 feet to an iron pin on the Southeastern side of Webster Road; thence with Webster Road, N. 51-53 E., 70 feet to the beginning corner.

This being the same property conveyed to the grantor herein by deed of David Ballentine dated September 10, 1958, and recorded in the RMC Office Office for Greenville County in Deed Book 606 at page 75.

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 a portion of the consideration herein, the grantee assumes and agrees to pay that certain note and mortgage given by A. W. Hubbard to C. Douglas Wilson & Co., in the original amount of \$11,000.00, dated September 10, 1958, recorded in REM Volume 758 at page 465. The balance due for assumption is \$ 6002.87.

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 15th day of

January, 1974.

SIGNED, sealed and delivered in the presence of:

*Clade H. Stucky*  
*Susan Z. Madden*

A. W. Hubbard

(SEAL)

(SEAL)

(SEAL)

Greenville County  
RECORDS  
FILED 10-45  
Act No. 300 Sec. 1

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

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

SWORN to before me this 15th day of January 1974.

*Susan Z. Madden* (SEAL)  
Notary Public for South Carolina.  
My commission expires 1-4-81

*Clade H. Stucky*

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 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 15th day of January 1974  
*Marian J. Hubbard* (SEAL)  
Notary Public for South Carolina.  
My commission expires 8-12-80

*Marian J. Hubbard*

RECORDED this 17th day of JAN 17 1974 at M., No. 18028