

TITLE TO REAL ESTATE - George F. Townes, 121 Manly Street, Greenville, S. C.
STATE OF SOUTH CAROLINA } GREENVILLE CO. S. C.
COUNTY OF GREENVILLE }

VOL 995 PAGE 733

Greenville County
Stamps
Paid \$ 1.55
Act No. 380 Sec. 1

KNOWN ALL MEN BY THESE PRESENTS, that Ruby S. Durham

in consideration of FOUR HUNDRED FIFTY THREE AND 85/100 (\$453.85) and assumption of mortgage the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto George F. Townes as Trustee for M. O. Center, his successors and assigns, for him to hold said property and to convey to such person or persons, whether by deed or mortgage, upon such terms and conditions as the said M. O. Center may direct in writing, the purchaser or mortgagee having no duty to inquire as to the existence of such written instruction; and in any event, the trustee shall convey the property to M. O. Center in his own name, not later than two years from date.

All that piece, parcel, or lot of land, with the improvements thereon, situate, lying, and being at Taylors, Greenville County, South Carolina, and being more particularly described as Lot 61, as shown on a plat entitled "Section One, Subdivision for Burlington Industries, Inc., Taylors, South Carolina", made by Piedmont Engineers & Architects, October, 1964, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book JJJ at page 10. According to said plat, the within described lot is also known as No. 5. South Street (Avenue) and fronts thereon 82.7 feet.

This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way of record, if any, affecting the premises herein above described.

For derivation see Volume 910 at Page 74. - 276-77-1-62

The said M. O. Center assumes payment of mortgages held by B. P. Edwards (Book 1185, page 121 recorded March 30, 1971; Book 1210, page 635 recorded October 21, 1971; Book 1248, page 101 recorded September 6, 1972, all being recorded in the RMC Office for Greenville County), having a balance in the aggregate of Three Thousand Two Hundred Thirty One and 20/100 (\$3,231.20).

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(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(s') hand(s) and seal(s) this 21 day of March 19 74

SIGNED, sealed and delivered in the presence of:

Ellen F. Taylor
Sandra L. Franja

Ruby S. Durham (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)



STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 21 day of March 19 74

Ellen F. Taylor (SEAL)
Notary Public for South Carolina
My commission expires: March 6, 1984

Sandra L. Franja

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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 19 day of _____ 19 _____

Notary Public for South Carolina.
My commission expires: _____

RECORDED this _____ day of MAR 22 1974 19 _____ at _____ M., No. 23514

27-1-62

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