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GREENVILLE CO. S. C.

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TITLE TO REAL ESTATE - INDIVIDUAL FORM John M. Dillard, P.A., Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, ELEANOR O. GIBSON

in consideration of Two Thousand Eight Hundred and no/100ths (\$2,800.00)----- Dollars  
and assumption of mortgage indebtedness set forth 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 OSCAR M. FLEMING and MILDRED U. FLEMING, their heirs and assigns, forever:

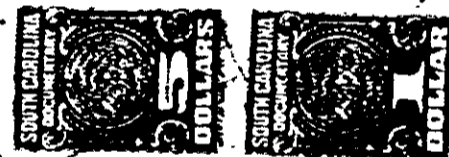
ALL that piece, parcel or lot of land, together with buildings and improve-  
ments, situate, lying and being on the northern side of Maxcy Avenue in  
Greenville County, South Carolina, being shown and designated as Lot  
No. 13 on a plat of DEMPSEY HEIGHTS, made by Enwright Associates, Engineers,  
dated June 9, 1971, and recorded in the RMC Office for Greenville County,  
South Carolina, in Plat Book 4-N, page 11, reference to which is hereby  
craved for the metes and bounds thereof.

The above property is the same conveyed to Eleanor O. Gibson by deed of  
Joseph R. Martin and Sanrda C. Martin, dated March 2nd, 1974, being  
recorded on this date, and this property is conveyed subject to rights of  
way, easements, conditions, public roads and restrictive covenants  
reserved on plats and other instruments of public record and actually  
existing on the ground affecting said property.

As a part of the consideration for this deed, the Grantees assume and  
agree to in full the indebedness due on a note and mortgage given by  
Maxine Richards and assumed by Joseph R. and Sandra C. Martin, to  
Cameron-Brown Company, in the original sum of \$17,100.00, recorded in the  
RMC Office for Greenville County, S.C., in Mortgage Book 1214, page 506,  
with a present balance due in the sum of \$16,687.82.

The Grantees agree to pay Greenville County property taxes for the tax  
year 1974 and subsequent years.

As a further part of the consideration for this deed, the Grantor trans-  
fers unto the Grantees all her right, title and interest in and to any  
escrow account maintained by the above named mortgagor.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-  
taining; 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.

WITNES the grantor's(s) hand(s) and seal(s) this 22nd day of March 19 74.  
Signed, sealed and delivered in the presence of:  
*Constance J. McBride* (SEAL) *Eleanor O. Gibson* (SEAL)  
*John M. Dillard* (SEAL)

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

SWORN to before me this 22nd day of March 19 74.

*Constance J. McBride* (SEAL)  
Notary Public for South Carolina  
My commission expires: 5/22/83

*John M. Dillard* 3.30  
John M. Dillard

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER UNNECESSARY-GRANTOR A WOMAN

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

(SEAL)

Notary Public for South Carolina  
My commission expires:

RECORDED this day of MAR 25 1974 at M. No. 23668

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