

Mr. Harry Eugene Hawkins
106 Sherwood Avenue
Greer, SC 29651

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TITLE TO REAL ESTATE - Prepared by ~~XXXXXXXXXXXXXXXXXXXX~~ Ronald K. Edwards Attorney at Law
~~XXXXXXXXXXXXXXXXXXXX~~ Greer, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that WE, THOMAS MURRAY HUGHES AND EDNA C. HUGHES

in consideration of \$4,900.00 and assumption of mortgage as recited herein 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 HARRY EUGENE HAWKINS, his heirs and assigns forever:

ALL that piece, parcel or lot of land in Chick Springs Township, County of Greenville, state of South Carolina, located in the City of Greer, on the Eastern side of Sunset Ave., and being shown and designated as all of lot number SEVEN (7) on plat of property made for Ratterree-James Insurance Agency by Jones Engineering Services, dated Nov. 1965 and recorded in Plat book "NNN" page 76, Greenville County R. M. C. Office and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of Sunset Ave., at the joint front corner of lots 6 and 7 and running thence N. 79-38 E. 145 feet as the common line of said lots to iron pin at the joint rear corner of lots 4, 5, 6 and 7; thence, S. 10-22 E. 85 feet along the rear line of lot No. 4 to the joint rear corner of lots 7 and 8; thence, S. 79-38 W. 145 feet as the common line of lots 7 and 8 to iron pin on the Eastern side of Sunset Ave; thence, N. 10-22 W. 85 feet along Sunset Ave., to the beginning corner.

DERIVATION: See Deed Book 860, page 160 in the R. M. C. Office for Greenville County.

This conveyance is subject to all restrictions, zoning ordinances, set back lines, roadways, easements and rights-of-way, of record, if any, affecting the above described property.

As a part of the consideration herein, the Grantee assumes and agrees to pay that certain mortgage given by the Grantors herein to Carolina National Mortgage Investment Co., Inc., said mortgage being recorded in Mortgage Book 1114 page 439 in the R. M. C. Office for Greenville County, said mortgage having a principal balance of \$18,182.60.

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 whatsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 5th day of April, 1974.

SIGNED, sealed and delivered in the presence of:

Shirley W. Bradley
Ronald K. Edwards

Thomas Murray Hughes (SEAL)
THOMAS MURRAY HUGHES

Edna C. Hughes (L)
EDNA C. HUGHES



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 5th day of April, 1974.

Ronald K. Edwards (SEAL)
Notary Public for South Carolina

Shirley W. Bradley

my commission expires: 5.50

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 whatsoever, 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 claims of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 5th day of April, 1974
Ronald K. Edwards (SEAL)
Notary Public for South Carolina

Edna C. Hughes
EDNA C. HUGHES

Notary Public for South Carolina, Commission Expires 12-31-77

25365

RECORDED this day of April, 1974, at M. No.

APR 10 1974

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