

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that we, David Edward Guthrie and Martha M. Guthrie,

in consideration of Eight Thousand Seven Hundred Four and 69/100 (\$8,704.69)----- Dollars
plus assumption of mortgage as set out hereinbelow,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain,
sell and release unto John N. Walker and Pam Posey Walker, their heirs and assigns
forever.

All that piece, parcel or lot of land, together with all improvements thereon,
located, lying and being in the County of Greenville, State of South Carolina,
on the eastern side of Ashford Avenue, designated as a portion of Lots 92 and 93
according to plat of Vista Hills recorded in the RMC Office for Greenville
County in Plat Book P at Page 149 and designated as Lot 92 on plat entitled
"Property of Ralph H. White, recorded in the RMC Office for Greenville County
in Plat Book AA at Page 151, and having, according to said plats, the following
metes and bounds, to-wit:

BEGINNING at a point on Ashford Avenue at the joint front corner of Lots 92 and
93 and running thence along the joint line of said lots, S. 60-37 E. 163.4 feet
to a point at the joint rear corner of said lots; thence S. 18-37 W. 56.3 feet
to a point; thence N. 70-37 W. 162 feet to a point; thence along Ashford Avenue
in a northerly direction, N. 19-32 E. 86.1 feet to the point and place of
beginning.

The property herein conveyed is the same property conveyed to the grantors herein
by deed dated March 3, 1972 and recorded in the RMC Office for Greenville
County in Deed Book 937 at Page 482 and is hereby conveyed subject to easements,
conditions, covenants, restrictions and rights of way which are a matter of
record and actually existing on the ground affecting the above-described property.

As part of the consideration of this deed, the Grantees assume and agree to pay
in full the indebtedness due on the note and mortgage covering the above
described property owned by Carolina National Mortgage Investment Co., Inc.,
dated March 3, 1972, recorded in the RMC Office for Greenville County, S. C.,
in Mortgage Book 1224 at Page 467, which has a present balance due in the sum
of \$22,795.31.

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As a part of the consideration for this deed, the Grantors do setover and assign
unto the Grantees all their right, title and interest in and to any escrow
deposits maintained by the above named Mortgagee for payment of taxes, insurance
and mortgage insurance premiums connected with the above mentioned loan.

The grantees herein, by the acceptance of this deed, specifically assume and
agree to pay the indebtedness due under the terms of a mortgage given by the
grantors to Carolina National Mortgage Investment Co., Inc., and recorded in
Mortgage Book 1224 at page 467, records of Greenville County, and also hereby
assume the obligations of the grantors under the terms of the instruments
creating the loan to indemnify the Veterans Administration to the extent of any
claim payment arising from the guaranty or insurance of the indebtedness above
mentioned.



File Co. 990

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