

TITLE TO REAL ESTATE-Prepared by WILLIAM D. RICHARDSON, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that JAMES LLOYD BAILEY AND CLARA MAE BAILEY

in consideration of ONE AND 00/100 --- (\$1.00) Dollars, 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

E.M. HANNA, HIS HEIRS AND ASSIGNS FOREVER:

ALL that lot of land in the County of Greenville, State of South Carolina, shown as Lot No. 6, Section I, on plat of Jenkins Estates Southwest recorded in the RMC Office for Greenville County in plat book 4-M, at page 197, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Fork Shoals Road at the corner of Lot No. 7, and running thence S. 63-36 W., 270.3 feet to an iron pin; thence N. 26-24 W., 170 feet to an iron pin on the northern side of Loraine Drive; thence with said Drive, N. 63-36 E., 242.4 feet to an iron pin; thence with the intersection of said Drive and said Road, S. 71-52 E., 35.5 feet to an iron pin; thence with said Road, S. 27-21 E., 145 feet to the point of beginning.

This is the identical property conveyed to the Grantors by deed recorded in deed book 979 at page 561 in the RMC Office for Greenville County.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any affecting the above described property.

The Grantees assume and agree to pay the balance due on that mortgage to Travelers Rest Federal Savings and Loan Association in the original sum of \$20,500.00, recorded in mortgage book 1274 at page 97, which balance assumed is \$20,038.84.

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) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand(s) and seal(s) this 5th day of March 19 75.

SIGNED, sealed and delivered in the presence of:

James Lloyd Bailey (SEAL)
Clara Mae Bailey (SEAL)
Marilyn G. Lagan (SEAL)
William R. Bray (SEAL)
Barbara M. Thompson (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)' 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 5th day of March 19 75.

William R. Bray (SEAL)
Barbara M. Thompson

My Commission Expires 11-30-79

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)' 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

5th day of March 1975.
Clara Mae Bailey
William R. Bray (SEAL)

RECORDED this day of APR 23 1975 at 3:03 P. M., No. 24595

RECEIVED

4328 RV-2