

TITLE TO REAL ESTATE -- John P. Mann, Attorney at Law, Greenville, S. C.

Vol 1019 Page 54

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 9 1975
GREENVILLE CO. S.C.
DONNIE S. TANKERSLEY
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, that MARION L. SNIPES

in consideration of Three Hundred Eighty Nine and 58/100 (\$389.58) Dollars and the assumption of ~~xxxx~~ mortgages hereinbelow set out, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto CREATIVE BUILDERS, INC., its successors and assigns, forever:

All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on the northwestern side of Vine Hill Road, being known and designated as Lot No. 166, as shown on Plat of Pineforest Subdivision, made by Dalton & Neves, Engineers, August, 1959 and recorded in the RMC Office for Greenville County in Plat Book "QQ", at Pages 106 and 107, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Vine Hill Road, at the joint front corner of Lots 165 and 166, and running thence with the common line of said Lots N. 70-48 W. 175 feet to an iron pin; thence running N. 19-12 E. 100 feet to an iron pin at the joint rear corner of Lots 166 and 167; thence with the common line of said Lots S. 70-48 E. 175 feet to an iron pin on the northwestern side of Vine Hill Road; thence with the line of said Vine Hill Road S. 19-12 W. 100 feet to the point of beginning.

This conveyance is made subject to easements, rights-of way, restrictions, setback lines, roadways, zoning ordinances, if any, affecting the above described property.

This is the same property conveyed to the Grantor herein by deed recorded in the RMC Office for Greenville County in Deed Book 996, at Page 266.

Grantee herein expressly agrees to assume and pay those certain mortgages given to First Federal Savings & Loan Association recorded in Mortgage Book 1262, Page 438, having a balance due of \$26,959.70, and to W. Clark Gaston, Jr., recorded in Mortgage Book 1030, Page 111, having a balance due as of March 28, 1975 of \$5,551.33.

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 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.

WITNESS the grantor's(s') hand(s) and seal(s) this 6th day of June 19 75

SIGNED, sealed and delivered in the presence of

Marion L. Snipes (SEAL)
MARION L. SNIPES

John P. Mann
Patricia A. Rowden

Greenville County
SOUTH CAROLINA
RECORDED
JUN 10 1975
DOLAN

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 6th day of June 19 75

John P. Mann (SEAL)
Notary Public for South Carolina
My commission expires: 5/19/79

Patricia A. Rowden

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER UNNECESSARY, WOMAN GRANTOR

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

Notary Public for South Carolina
My commission expires:

RECORDED this JUN 9 1975 at 4:00 P. M. No. 29019

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