

THIS TO BE REAL ESTATE (County of) Greenville, S.C. 117 Patton Street, Greenville, S.C.

STATE OF SOUTH CAROLINA WHEREAS, Carroll M. Carpin died intestate
COUNTY OF GREENVILLE leaving as an heir at law the grantor herein,
therefore,
KNOW ALL MEN BY THESE PRESENTS, that I, Matthew B. Carpin,

in consideration of Four Thousand (\$4,000.00) Dollars, 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 Betty F. Carpin, her heirs and assigns, forever: all of my right, title and interest in and to the following described property: ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, at the northwest corner of Leyswood Drive and Danberry Drive, near the City of Greenville, being shown as Lot No. 122 on Plat of Section III, Wade Hampton Gardens, recorded in the RMC Office for Greenville County in Plat Book "YY", at Page 179, and being described as follows: BEGINNING at an iron pin on the northwest corner of Leyswood Drive and Danberry Drive, and running thence with the western side of Danberry Drive, N. 6-10 W., 110 feet to an iron pin at corner of Lot no. 121; thence with the line of said lot, S. 87-24 W., 143.8 feet to an iron pin at corner of Lot. No. 123; thence with the line of said lot, S.15-27E., 165 feet to an iron pin on Leyswood Drive; thence with the northern side of said Drive, N. 74-33E., 93.5 feet to an iron pin at the corner of Danberry Drive; thence with the curve of the intersection, the chord of which is N.34-11 E., 38 feet to an iron pin, the point of BEGINNING.

DERIVATION: Deed Bool 764, at Page 348.

The above Grantor and Grantee are heirs at law of Carroll M. Carpin, who died intestate in 1972 according to Probate records in Apartment 1261, File 9, Probate Court for Greenville County, South Carolina. It is the intention of the Grantor herein to convey whatever his interest might be in the above described property.

This conveyance is made subject to all easements, restricts, rights of way which may affect the subject property. The Grantee assumes and agrees to pay the balance due on that certain mortgage from John H. Taylor, Jr. to Fidelity Federal Savings & Loan Association of Greenville, S.C., said mortgage being in the original amount of \$17,500.00 and being recorded in the RMC Office for Greenville County in Mortgage Book 972, at Page 206.

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)'s heirs, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)'s heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)'s heirs, successors and assigns against the grantor(s) and the grantor's(s)'s heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s)'s hand(s) and seal(s) this 4th day of August 19 75.

SIGNED, sealed and delivered in the presence of:

Joseph G. Francis, Jr.
Charles E. Howard



Matthew B. Carpin
MATTHEW B. CARPIN (SEAL)



STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GRANTOR NOT MARRIED

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)'s act and deed deliver the within deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 4th day of August 19 75

Charles E. Howard (SEAL)
Notary Public for South Carolina
My commission expires: April 12, 1981

Joseph G. Francis, Jr.

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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)'s heirs, 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 19 day of August 1975

Notary Public for South Carolina. My commission expires: _____

RECORDED this AUG 12 1975 day of at 2:17 P.M. No. _____

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