

State of South Carolina TITLE TO REAL ESTATE

GREENVILLE COUNTY

Know All Men by These Presents:

That C. Glenn Darnall and Julie A. Darnall

hereafter referred to as Grantor, in consideration of the sum of Four Thousand Five Hundred (\$4,500) plus mortgage assumption, paid to Grantor by John Crosland Company hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, its successors and assigns, forever

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 214, Winding Way, Peppertree Sub-division, Section No. 3, as shown on a plat of Peppertree recorded in Plat Book 4X at Page 4, and having according to said plat, the following metes and bounds, to-wit: - 276 - T 27.1 - 1 - 153

BEGINNING at a point located on the northern side of the right-of-way of Winding Way, a joint corner of Lots Nos. 213 and 214, thence along said right-of-way S. 86-14 W. 20 feet to a point; thence S. 82-53 W. 55.0 feet to a point; thence N. 8-20 W. 140.0 feet to a point; thence N. 83-42 E. 82.8 feet to a point; thence S. 4-40 E. 140.0 feet to the point of beginning.

The above property is subject to the Amended Declaration of Covenants, Conditions and Restrictions recorded in the Office of the R.M.C. for Greenville County in Deed Book 978 at Page 895, and to any other restrictions, easements and rights-of-way of record, including a five foot drainage and utility easement along side lot lines and a ten foot drainage and utility easement along the rear lot line.

This conveyance is made subject to the mortgage of First Federal Savings and Loan Association, of Greenville, South Carolina, recorded in Mortgage Book , at Page , having an outstanding principal balance of \$34,917.73. Said mortgage and the note secured thereby are hereby assumed by the Grantee.



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TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 1st day of October, 1975.

Signed, Sealed and Delivered in the Presence of

*[Signature]*

C. Glenn Darnall (Seal)

Julie A. Darnall (Seal)

Grantor (Seal)

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this 27 day of October, 1975.

Notary Public for South Carolina

My Commission expires 1975

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. C. Glenn Darnall, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

day of October, 1975. Notary Public for South Carolina

Julie A. Darnall

My Commission expires 1975

Recorded this OCT 24 1975 at 4:13 P.M., No. 11099

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