

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FEB 6 3 29 PM '76

CONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Mark S. Epstein

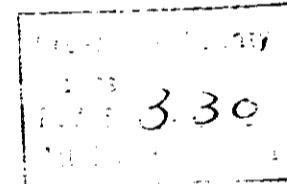
in consideration of Two thousand six hundred five and 59/100ths-(\$2,605.59) and assumption of Dollars,
mortgage as set out below:
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto American Development Company, its successors and assigns forever:

All that certain piece, parcel, or unit, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Unit No. 125 of The Highlands Horizontal Property Regime as is more fully described in Master Deed dated August 25, 1972, and recorded in the RMC Office for Greenville County in Deed Vol. 953 at Pages 113-182, and survey and plot plans recorded in Plat Book 4-S at Pages 20, 21 and 22, as amended by First Amendment to Master Deed dated March 5, 1974, and recorded in the RMC Office for Greenville County in Deed Vol. 996 at Pages 45-99, inclusive, said new survey and plot plans being recorded in the RMC Office for Greenville County in Plat Book 5-F at Pages 18-20.

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This conveyance is made subject to any restrictions or easements that may appear of record, on the recorded plat(s), or on the premises, and is further subject to the terms of the aforesaid Master Deed and amendment.

As a part of the above stated consideration, the Grantee hereby assumes and agrees to pay the balance due on that certain mortgage of Mark S. Epstein to First Federal Savings and Loan Association, in the original amount of \$20,700.00 dated February 21, 1974 and recorded February 22, 1974 in the RMC Office for Greenville County in Mortgage Book 1302 at page 486. Said mortgage having a present balance of \$20,394.41.



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 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 February 1976

SIGNED, sealed and delivered in the presence of:

Cleo L. Lee
Brian M. Bozeman

Mark S. Epstein (SEAL)

_____ (SEAL)

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 February 1976.

Brian M. Bozeman (SEAL)
Notary Public for South Carolina.
My commission expires: 8-14-77

Cleo L. Lee

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 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

6th day of February 1976.

Brian M. Bozeman (SEAL)
Notary Public for South Carolina.
My commission expires: 8-14-77

Mark S. Epstein

RECORDED this day of FEB 6 1976 at 3:29 P.M., No. 21063

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