

FILED
GREENVILLE CO. S. C.

Vol 1032 Page 581

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAR 5 10 22 AM '76
DONNE S. TANNERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **I, CARLOS L. CANNADY,**

in consideration of **One and no/100 (\$1.00)**----- Dollars,
and assumption of mortgages 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 **DONALD D. LAUNIUS, his heirs and assigns,**

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 77, being known and designated as Addition to Section 3 of Oakwood Acres, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book GGG, at Page 361, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Live Oak Way, joint front corner of Lots 77 and 78 and running thence N. 65-45 E. 172.2 feet to an iron pin; thence S. 24-27 E. 90 feet to an iron pin; thence S. 65-45 W. 172.7 feet to an iron pin on Live Oak Way, joint front corner of Lots No. 76 and 77; thence along Live Oak Way N. 24-15 W. 90 feet to the point of beginning.

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This is the same lot of land conveyed to Carlos L. Cannady by Donald D. Launius by deed dated August 13, 1973 and recorded August 14, 1973 in deed volume 981 at page 584 in the RMC Office for Greenville County, S. C. and is conveyed subject to any restrictions, easements, zoning ordinances, and/or rights-of-way that may appear of record or on the premises. As part of the consideration for this conveyance, the grantee herein agrees to assume that certain mortgage given by James H. Mize and Patsy W. Mize to C. Douglas Wilson & Co. dated and recorded May 13, 1967 in mortgage volume 1058 at page 27 in the RMC Office for Greenville County, S. C. in the original amount of \$17,900.00 and on which there is a present balance due of approximately \$15,525.85 and, in addition, a certain mortgage given by Carlos L. Cannady to MCC Financial Services, Inc. dated May 27, 1975 and recorded June 2, 1975 in mortgage volume 1340 at page 653 in the RMC Office for Greenville County, S. C. in the original amount of \$8,880.00 and on which there is a present balance due of approximately \$8,140.00.

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 **3** day of **MARCH**, 19**76**
SIGNED, sealed and delivered in the presence of Carlos L. Cannady (SEAL)
David H. Wilkins (SEAL)
Denobia C. Hall (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) 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 **3** day of **MARCH** 19**76**
David H. Wilkins (SEAL) Denobia C. Hall
Notary Public for South Carolina
My commission expires: 1/11/82

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 **3** day of **MARCH** 19**76**.
David H. Wilkins (SEAL) Joyce Cannady
Notary Public for South Carolina
My commission expires: 1/11/82

RECORDED this _____ day of **MARCH** 19**76** at **10:22** A. M. No. _____

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