

TITLE TO REAL ESTATE—Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

APR 12 12 42 PM '76  
DONNIE S. TANKERSLEY  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that We, William H. Balding & Anna M. Balding

in consideration of Twenty Thousand Five Hundred (\$20,500.00) ----- Dollars,  
and assumption of mortgage

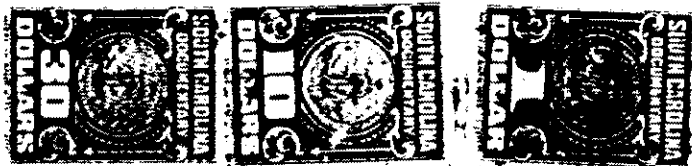
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell  
and release unto Elizabeth S. Carper, her heirs and assigns,

All that piece, parcel or tract of land in the county of Greenville, state of South Carolina, situate, lying and being on the northern side of Clarendon Avenue, and being shown as the property of Mildred O. Keys on a plat recorded in the RMC Office for Greenville County in plat book SSS page 282, and having according to said plat the following metes and bounds, to-wit: — 235 - 162 - 2 - 6

Beginning at an iron pin on the northern side of Clarendon Avenue, joint front corner of the within described property and property of Frank Barnett, and running thence with the northern side of Clarendon Avenue S. 46-30 W. 105 feet; thence continuing with the northern side of said Avenue the following courses and distances: S. 52-47 W. 40.9 feet; S. 89-13 W. 29.1 feet; N. 64-33 W. 74 feet; N. 83-27 W. 55 feet to a point on the northern side of Clarendon Avenue, joint corner of the within described property and that, now or formerly of R. C. Blackwell; thence N. 64-05 W. 12 feet to a point; thence N. 24-50 E. 40 feet to a point; thence N. 64-05 W. 150.3 feet to the southern side of the right-of-way of S. C. Highway No. 1316; thence N. 23-53 E. 158.6 feet to a point; thence S. 59-42 E. 20 feet to a point; thence N. 35-52 E. 135.8 feet to a point; thence S. 43-30 E. 351.7 feet to the point of beginning.

This is the same property conveyed to grantors by Mildred Orr Keys by deed dated 4/30/70 recorded May 4, 1970 in deed vol. 889 page 199 of the RMC Office for Greenville County, S. C. and is conveyed subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat or on the premises.

AS A PART OF THE CONSIDERATION for this conveyance, the grantee herein assumes and agrees to pay that certain mortgage held by Carolina National Mortgage Investment Co., Inc. in the original amount of \$22,200.00 recorded May 4, 1970 in vol. 1154 page 167 of the RMC Office for Greenville County, on which there is a balance due of \$ 20,952.81.



4100  
2255

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 9 day of April, 1976.

SIGNED, sealed and delivered in the presence of

William H. Balding (SEAL)  
Anna M. Balding (SEAL)  
Kathy H. Bursing (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 9 day of April, 1976.

Kathy H. Bursing (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/7/79.

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 9 day of April, 1976

Anna M. Balding (SEAL)  
Notary Public for South Carolina  
My commission expires: 4/7/79.

RECORDED this 12 day of APR 12 1976 at 12:42 P. M. No. 26157

0.548  
4328 RV-25