

TITLE TO REAL ESTATE—Offices of Riley and Riley, Greenville, S. C.

FILED GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 22 2 46 PM '76
DORRIS S. TANNERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that WILLIAM W. HICKS AND LINDA T. HICKS

17.60

in consideration of FIFTEEN THOUSAND SIX HUNDRED SIXTY SIX AND 20/100THS----- Dollars,
and assumption of mortgage indebtedness recited 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 C. EDGAR THOMAS AND DOLORES D. THOMAS, their heirs and assigns:

ALL that certain piece, parcel or lot of land situate, lying and being at the southerly intersection of East Woodburn Drive and East Indian Trail, near the City of Greenville, being known and designated as Lot No. 69 on plat of SEVEN OAKS Subdivision as recorded in the R. M. C. Office for Greenville County in Plat Book 4R at page 6 and having according to said plat, the following metes and bounds, to-wit: - 276 - T 2.1 - 1 - 69

BEGINNING at an iron pin on the westerly side of East Indian Trail, said pin being the joint corner of Lots Nos. 68 and 69 and running thence with the common line of said lots S. 56-40 W. 62.5 feet to an iron pin, joint rear corner of Lots Nos. 69 and 70; thence with the common line of said lots N. 33-20 W. 150 feet to an iron pin on the southerly side of East Woodburn Drive; thence with the southern side of East Woodburn Drive N. 56-40 E. 115.6 feet to an iron pin; thence S. 64-32 E. 25.9 feet to an iron pin on the westerly side of East Indian Trail; thence with the westerly side of East Indian Trail S. 5-45 E. 144.2 feet to an iron pin at the point of beginning.

As a portion of the consideration herein the grantees assume and agree to pay the balance due on that certain mortgage in favor of South Carolina Federal Savings and Loan Association, in the original amount of \$35,000.00, recorded in the R. M. C. Office for Greenville County in REM Volume 1271 at page 667. The balance due for assumption being \$34,333.80.

This conveyance is made subject to any restrictive covenants, building setback lines, easements and rights of way affecting the above described property.

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 22 day of April, 1976.

SIGNED, sealed and delivered in the presence of:

John E. Little
Dorris S. Tannersley

William W. Hicks (SEAL)
Linda T. Hicks

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE



Personally appeared the undesignated 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 22nd day of April, 1976.

John E. Little (SEAL)
Notary Public for South Carolina
My commission expires: 4 52

John E. Little

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 22nd day of April, 1976.

John E. Little (SEAL)
Notary Public for South Carolina
My commission expires: 4 52

Linda T. Hicks
Linda T. Hicks

RECORDED this day of APR 22 1976 19 at 2:46 P. M. No. 1035-129

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