

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thonlason, 410 E. Washington St., Greenville, S. C.

May 21 4 53 PM '76
DONNIE S. TANKERSLEY
R.M.C.

1086 723

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that LEONARD R. BYRNE and VIRGINIA L. BYRNE

in consideration of Twenty-Seven Thousand Four Hundred Forty-Six and 09/100 (\$27,446.09), plus assumption of the below mentioned 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 WILLIAM GOLDSMITH CO., a corporation, its successors and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 104 on plat of Merrifield Park Subdivision, recorded in the R. M. C. Office for Greenville County in Plat Book 000 at Page 177, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Seabury Drive at the joint front corner of Lots 103 and 104; thence along the common line of Lots 103 and 104 S. 19-00 W. 180 feet to the joint rear corner of said lots; thence N. 71-00 W. 110 feet to a point at the joint rear corner of Lots 104 and 105; thence along the common line of Lots 104 and 105 N. 19-00 E. 180 feet to a point at the joint front corner of said lots on Seabury Drive; thence continuing along Seabury Drive S. 71-00 E. 110 feet to the point of beginning.

The above described property is conveyed subject to all restrictions, easements, rights-of-way or zoning existing or of record which affect the title to the above described property.

-201-540.6-1-33

As a part of the above stated consideration the grantee assumes and agrees to pay that certain mortgage of the grantors to Fidelity Federal Savings & Loan Association in the original amount of \$27,000.00, recorded in Mortgage Book 1108 at Page 295, and having a present balance due thereof of \$21,553.91.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 19th day of May, 1976.

SIGNED, sealed and delivered in the presence of:

Loretta H. Byrnes
Mason A. Caldwell

Leonard R. Byrne (SEAL)

Virginia L. Byrne (SEAL)

Greenville County (SEAL)
Stamps 30.25
Paid \$ (SEAL)
Act No. 320 Sec. 1

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 19th day of May, 1976.

Mason A. Caldwell (SEAL)
Notary Public for South Carolina
My commission expires: 10/26/81

Loretta H. Byrnes
Notary Seal: GREENVILLE COUNTY, SOUTH CAROLINA

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, 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 19th day of May, 1976.
Mason A. Caldwell (SEAL)
Notary Public for South Carolina
My commission expires: 10/26/81

Virginia L. Byrne

RECORDED this day of MAY 21 1976 at 4:53 P. M., No. 20233

0723
4328 RV.2