

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard & Mitchell, P.A., Greenville, S. C.

JUL 9 10 23 AM '76

STATE OF SOUTH CAROLINA

DONNIE S. TANKERSLEY  
R.M.C.

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that WENDELL L. HANS and LINDA H. HANS

in consideration of FIFTY AND NO/100 and assumption of mortgage indebtedness herein-Dollars below set forth the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto SKELTON REAL ESTATE COMPANY, INC., its successors and assigns forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements, situate, lying and being at the southeastern corner of the intersection of Hutchins Street and Henry Street, in Greenville County, South Carolina, being shown and designated as Lot No. 46 on a plat of an ADDITION TO SECTION NO. 6, of a subdivision for DUNEAN MILLS made by Pickell & Pickell, Engineers, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book S, pages 172 through 177, inclusive, reference to which is hereby craved for the metes and bounds thereof, and also being known as No. 11 Henry Street.

The above property is the same property conveyed to the grantors hereby by deed of James H. Galloway, recorded January 1, 1974 in Deed Book 991, page 663, and is hereby conveyed subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

As a part of the consideration for this deed the grantee herein assumes and agrees to pay the indebtedness due on a mortgage given to Cameron-Brown Company in the original sum of \$13,750.00 dated December 28, 1973, recorded in Mortgage Book 1299 at page 95, by Wendell L. and Linda H. Hans, which has a present balance due and owing in the sum of \$ 13,482.45.

As a further part of the consideration for this deed the grantors herein hereby assign, transfer and setover unto the grantee herein all their right, title and interest in and to any escrow deposits maintained by the mortgagee in connection with the mortgage loan referred to above.

The grantee herein assumes and agrees to pay Greenville County property taxes for the tax year 1976 and subsequent years.

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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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns against the grantor(s) and the grantor(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 2nd day of July 19 76  
Signed, sealed and delivered in the presence of:  
Aileen D. Pearson (SEAL) Wendell L. Hans (SEAL)  
Donnie S. Tankersley Linda H. Hans (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF GREENVILLE }  
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 2nd day of July 1976  
Aileen D. Pearson (SEAL) Donnie S. Tankersley  
Notary Public for South Carolina  
My commission expires: 11-21-84

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF GREENVILLE }  
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)' 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 2nd day of July 19 76  
Aileen D. Pearson (SEAL) Linda H. Hans  
Notary Public for South Carolina  
My commission expires: 11-21-84

RECORDED this 9 day of JUL 9 1976 at 10:23 A. M. No. 816

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