

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }

SEP 27 4 11 PM '76

DONALD E. BALTZ, INC.

KNOW ALL MEN BY THESE PRESENTS, that I, ELIZABETH KARAM

in consideration of Seventeen Thousand Two Hundred (\$17,200.00) ----- 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 Donald E. Baltz, Inc., its successors and assigns:

All that piece, parcel or lot of land situate, lying and being in the Town of Mauldin, Greenville County, South Carolina, on the northeastern side of Basswood Drive and being known and designated as Lot 118 on a plat of Section Two of Hillsborough Subdivision, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4-F at page 51 and having according to said plat the following metes and bounds:

Beginning at a poin on the northeastern edge of Basswood Drive at the joint front corner of Lots 117 and 118 and running along a line of Lot 117 N. 57-24 E. 140 feet to a point; thence N. 32-36 W. 110 feet to a point; thence along a line of Lot 119, S. 57-24 W. 140 feet to a point on the northeastern edge of Basswood Drive; thence along the northeastern edge of Basswood Drive S. 32-36 E. 110 feet to the beginning corner.

This is the same property conveyed to grantor by Emmanuel E. Karam by deed dated and recorded 4/17/74 in deed vol. 997 page 293 of the RMC Office for Greenville County, S. C., and is conveyed subject to applicable zoning ordinances, recorded restrictions, easements or rights of way or those shown on the plat or on the ground.

AS A PART OF THE CONSIDERATION for this conveyance the grantee herein assumes and agrees to pay that certain mortgage given by Emmanuel E. Karam to Collateral Investment Company in the original amount of \$25,800 dated and recorded 8/6/71 in mortgage vol. 1201 page 491 of the RMC Office for Greenville County, S. C., on which there is a balance due of \$24,242.70.

-799-174.5-1-80

Donald E. Baltz, Inc.
 521-A Shelton Road
 Route 2
 Travelers Rest, S. C. 29690



Greenville County
 Stamps
 Paid \$ 19.25
 Act No. 300 Sec. 1

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) does 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 27 day of September, 19 76.

SIGNED, sealed and delivered in the presence of

Elizabeth Karam (SEAL)
 Elizabeth Karam

W. W. Wilkins

(SEAL)

Howard F. Gagliardi, Jr.

(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 27 day of September 19 76

Notary Public for South Carolina
 My commission expires 11-23-80

Howard F. Gagliardi, Jr.

(SEAL)

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }

GRANTOR, A WOMAN
 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

day of 19

(SEAL)

Notary Public for South Carolina.
 My commission expires

RECORDED this 27th day of Sept 19 76 at 4:11 P.M. No. 8452

3450

4328 RV-2