

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

GREENVILLE CO. S.C.  
OCT 8 10 52 AM '76  
R.M.C. OFFICE

VOL 1044 PAGE 275

KNOW ALL MEN BY THESE PRESENTS, that JAMES J. ETHRIDGE AND GAYE H. ETHRIDGE

in consideration of Thirty Two Thousand One Hundred Forty Three and 39/100 plus-Dollars, assumption of mortgage has set out hereinbelow the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto SOUTHERN BANK & TRUST COMPANY, its successors and assigns, forever:  
P.O. Box 1329, Greenville, S.C.

All that certain piece, parcel or lot of land with all improvements, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 58, Hudson Road, Pelham Estates, Section I, according to a plat prepared by C. O. Riddle, Registered Surveyor, dated July, 1966, and being recorded in the R.M.C. Office for Greenville County in Plat Book PPP, Page 29 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Hudson Road, joint front corner of Lots Nos. 57 and 58 and running thence S. 58-05 E., 200 feet to an iron pin; thence running S. 31-55 W., 180 feet to an iron pin; thence running S. 58-05 W., 200 feet to an iron pin on the eastern side of Hudson Road; thence with said road N. 31-55 E., 180 feet to an iron pin, the point of beginning.

This conveyance is made subject to all easements, restrictions and rights of way, if any, appearing of record affecting this property.

This is the same property conveyed to the grantors by deed of Genevieve M. Smyth recorded on May 2, 1972, in the R.M.C. Office for Greenville County in Deed Book 942, Page 355.

-202-543.6-1-58

The grantee agrees to assume that certain mortgage executed in favor of Fidelity Federal Savings & Loan Association recorded in the R.M.C. Office for Greenville County in Mortgage Book 1129, Page 447, and having a current balance of \$34,431.61.



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 5<sup>th</sup> day of October, 1976

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
*[Signature]*

*[Signature]*  
JAMES J. ETHRIDGE

*[Signature]*  
GAYE H. ETHRIDGE



STATE OF SOUTH CAROLINA  
COUNTY OF

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 5<sup>th</sup> day of October, 1976.

*[Signature]*  
Notary Public for South Carolina

(SEAL)

My commission expires 11/19/83

STATE OF SOUTH CAROLINA  
COUNTY OF

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this

5<sup>th</sup> day of October, 1976

*[Signature]*  
Notary Public for South Carolina

(SEAL)

My commission expires 11/19/83

*[Signature]*  
GAYE H. ETHRIDGE

RECORDED this 8 day of OCT 8 1976, at 10:52 A/M., No. 9720

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