

15 N. Irvine St.
Greenville, S. C. 29601
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

9 17 77
COUNTY CLERK
OFFICE

Vol 1050 Page 774

KNOW ALL MEN BY THESE PRESENTS, that we, William E. Spearman and Rosa W. Spearman,

in consideration of Three Thousand Five Hundred and No/100 (\$3,500.00)-----Dollars,
and assumption of mortgage indebtedness 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 Irvine Street Realty Corp., its successors and assigns forever:

ALL that piece, parcel or lot of land, with all improvements thereon, situate,
lying and being in the State of South Carolina, County of Greenville, being
known and designated as Lot 25 of a subdivision known as HUNTER'S ACRES as
shown on plat thereof recorded in the RMC Office for Greenville County in
Plat Book BB at Page 51 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Florence Drive, also known
as Pine Lane, at the joint front corner of Lots 25 and 26 and running thence
with the joint line of said lots, S. 48-25 E. 283.5 feet to an iron pin on a
branch; thence with the branch as the line, the traverse line being N. 34-41
E. 39 feet to an iron pin; thence N. 39-59 W. 288 feet to an iron pin on the
southern side of Florence Drive; thence with the southern side of Florence
Drive, S. 42-0 W. 80 feet to the beginning corner.

This being the identical property conveyed to us by deed of Richard E. Arnold,
Charles L. Larsen and Earl D. Pelfrey recorded in the RMC Office for Greenville
County, S. C. in Deeds Book 997, at Page 122, on April 15, 1974.

As a further part of the consideration for this conveyance, the grantee assumes
and agrees to pay, according to the terms thereof, that certain mortgage given
by the grantors to C. Douglas Wilson & Co. recorded in the RMC Office for
Greenville County, S. C. in Mortgages Book 1307, at Page 205, on which there
is an approximate outstanding balance due of \$13,726.71.

This conveyance is made subject to any and all existing reservations, easements,
rights of way, zoning ordinances and restrictions or protective covenants that
may appear of record, on the recorded plat(s) or on the premises.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining, 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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 8th day of February, 1977.

SIGNED, sealed and delivered in the presence of

Richard E. Arnold
Rosa W. Spearman

William E. Spearman (SEAL)
WILLIAM E. SPEARMAN (SEAL)
Rosa W. Spearman (SEAL)
ROSA W. SPEARMAN (SEAL)

GREENVILLE COUNTY DOCUMENTARY TAX
03.85

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) 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 8th day of February, 1977.

Richard E. Arnold (SEAL) *Rosa W. Spearman*
Notary Public for South Carolina

My commission expires 9/30/80

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/they do so, voluntarily, and without any compulsion, duress or fear of any person whomso-
ever, renounce, release and forever relinquish unto the grantor(s) and the grantor's(s) heirs or successors and assigns, all her interest and es-
tate, 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
8th day of February, 1977.
Richard E. Arnold (SEAL)
Notary Public for South Carolina

Rosa W. Spearman
ROSA W. SPEARMAN

My commission expires 9/30/80

RECORDED 05 FEB 1977 12:43 P.M. S.C. 29601

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