

TITLE TO REAL ESTATE-Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

1055

KNOW ALL MEN BY THESE PRESENTS, that I, JANICE D. CALDWELL

in consideration of One (\$1.00) and assumption of mortgage Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto JAMES R. CALDWELL & BESSIE LEE CALDWELL, their heirs and assigns,

All that lot of land in the county of Greenville, state of South Carolina, in the city of Greenville, on Arden Street Extension, and being known and designated as Lot No. 6 on plat recorded in plat book Z page 111, and having according to said plat the following metes and bounds, to-wit:

Beginning on the south side of Arden Street Extension at the joint front corner of Lots Nos. 5 & 6; thence along the joint line of these two lots S. 37-37 E. 148.3 feet to a corner; thence S. 64-19 W. 49 feet to the joint rear corner of Lots Nos. 6 & 7; thence along the joint line of Lots 6 & 7, N. 37-59 W. 139 feet to corner of Arden Street Extension; thence along the south side of Arden Street Extension, N. 53-07 E. 48.8 feet to the point of beginning.

- 519-200-2-61

This is the same lot of land conveyed to grantor by R. E. Fincher by deed dated September 10, 1976 to be recorded September 10, 1976

and is conveyed subject to any reservations, restrictions, zoning ordinances or easements that may appear of record, on the recorded plat or on the premises.

AS A PART OF THE CONSIDERATION FOR THIS CONVEYANCE, the grantees herein assume and agree to pay that certain mortgage given by grantor to First Federal Savings and Loan Association in the original amount of \$15,650.00 dated and recorded September 10, 1976 in mortgage vol 1377 page 498, of the RMC Office for Greenville County, S. C. on which there is a balance due of \$15,500.00, approximately.

ADDRESS OF James R. & Bessie Lee Caldwell:
125 Arden Street Extension
Greenville, S. C. 29607

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)' hand(s) and seal(s) this 25 day of APRIL, 19 77.

SIGNED, sealed and delivered in the presence of
Janice D. Caldwell (SEAL)
Janice D. Caldwell (SEAL)
W. Wilkins (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 25 day of APRIL 19 77

W. Wilkins (SEAL)
Notary Public for South Carolina
My commission expires 11-23-82

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } GRANTOR, 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

Notary Public for South Carolina (SEAL)
My commission expires

RECORDED this 26th day of April 1977 at 9:59 A/ M. No.

0324

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