

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

VOL 1059 PAGE 613

KNOW ALL MEN BY THESE PRESENTS, that JOHN B. ASHLEY JR. AND ELAINE C. ASHLEY

in consideration of One-Dollar and no/100-----(\$1.00)--- Dollars,

And Subject to Mortgage as set forth herein below.
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto LARRY G. SHAW BUILDER, INC., ITS SUCCESSORS AND ASSIGNS FOREVER:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot No. 18 on plat of Berea Forest, Section II, as recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4N, at Pages 76-77, and fronting on Berea Forest Circle.

This property is conveyed subject to all easements, restrictions, rights-of-way and/or zoning ordinances of record and/or on the ground affecting said property, if any.

This is the identical property conveyed to the grantors by deed of J. Harold McCombs, dated July 26, 1974 and recorded in the R.M.C. Office for Greenville County in Deed Vol. 1003 at Page 804.

The Grantee herein accepts this property subject to the terms of that certain note and mortgage heretofore executed unto Fidelity Federal Savings & Loan Association, recorded in the R. M.C. Office for Greenville County in Mortgage Book 1318 at Page 238 and has an approximate balance of \$29, 103.

For True Consideration See Affidavit
Book 40 Page 33

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 4th day of March, 1977

SIGNED, sealed and delivered in the presence of:

Jayne A. Caddell (SEAL)
John B. Ashley (SEAL)
Larry M. Shaw (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 4th day of

MARCH 19 77

Jayne M. Shaw (SEAL) Jayne A. Caddell

Notary Public for South Carolina.
My commission expires 11-18-80

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 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 4th day of MARCH 19 77

Jayne M. Shaw (SEAL) Elaine C. Ashley

Notary Public for South Carolina.
My commission expires 11-18-80

RECORDED this day of JUN 30 1977 1:43 P. M. No. 36418

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