

107 Beaufort Street, Greenville, S. C.

TITLE TO REAL ESTATE prepared by McDonald, Cox & Anderson, Attorneys at Law

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

VOL 1000 35

GREENVILLE CO. S.C. 11 22 1977
TANKERSLEY R.M.C.

KNOWN ALL MEN BY THESE PRESENTS, that ROBERT W. LEE and SUSAN H. LEE

in consideration of THREE THOUSAND AND NO/100THS-- (\$3,000.00) AND ASSUMPTION OF Dollars.
MORTGAGE AS SET OUT 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 DONALD F. WAGGONER, his heirs and assigns, forever:

ALL that piece, parcel or lot of land, lying and being and situate on the eastern side of Beaufort Street in the County of Greenville, State of South Carolina, and shown and designated as Lot 124 on Plat of McSwain Gardens, Section 2, prepared by C. O. Riddle, R.L.S., in October 1956, and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book LL at Page 137, and having, according to said plat, the following metes and bounds, to-wit:

- 271 - 277.3 - 7 - 9

BEGINNING at a point on the eastern side of Beaufort Street at the joint corner of Lots #123 and 124 and running thence with the common line of said lots N 83-07 E, 204.6 feet to the rear corner of Lots 124 and 125; thence with the common line of said lots N 15-53 W, 225 feet to a point on Beaufort Street; thence running with Beaufort Street S 64-19 W, 84.1 feet to an iron pin; thence S 35-14 W, 87.3 feet to an iron pin; thence S 06-05 W, 102.9 feet to an iron pin; thence S 08-01 W, 31.1 feet to the beginning corner, and is triangular in shape.

THIS is the same property conveyed to the Grantors herein by deed of Roy Lee Almond and Eunice S. Almond dated June 10, 1974 and recorded in the R.M.C. Office for Greenville County in Deed Book 1000 at Page 875 on June 11, 1974.

This conveyance is 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.

As part of the consideration herein the Grantee assumes and agrees to pay the balance due on that certain mortgage given to Collateral Investment Company in Birmingham, Alabama recorded in the R.M.C. Office for Greenville County, S.C. in Mortgage Volume 1313 at Page 299 with a balance due as of this date of \$ 34,616.61

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 19 day of September 1977

SIGNED, sealed and delivered in the presence of:

[Handwritten signatures of witnesses]

[Signature of Robert W. Lee]
Robert W. Lee (SEAL)

[Signature of Susan H. Lee]
Susan H. Lee (SEAL)

STATE OF FLORIDA }
COUNTY OF LEE

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 19 day of September 1977

[Signature of Notary Public]
Notary Public for Florida
My commission expires: April 30, 1979

[Signature of witness]

STATE OF FLORIDA }
COUNTY OF LEE

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify 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, 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 19 day of September 1977

[Signature of Notary Public]
Notary Public for Florida
My commission expires: April 30, 1979

[Signature of Susan H. Lee]
Susan H. Lee

RECORDED this 03 day of OCT 3 1977
At 11:22 A.M.

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