

12 Lanneau Drive
Greenville, S. C. 29605

TITLE TO REAL ESTATE - INDIVIDUAL FORM - Dillard & Mitchell, P.A., Greenville, S. C.

VS 1071 541

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that Lloyd A. Hauser and Dora L. Hauser

in consideration of Sixty-nine Thousand Nine Hundred Fifty and no/100 (\$69,950.00) --- 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 E. James Runde, his heirs and assigns forever

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the southern side of Lanneau Drive in the City of Greenville, Greenville County, South Carolina, being known and designated as Lot No. 6 on a plat entitled "Estate of John T. Jenkinson" made by Dalton & Neves, dated July, 1932, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book H at Page 207 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Lanneau Drive at the joint front corner of lots nos. 6 and 7 and running thence with the common line of said lots, S. 21-44 W. 222.7 feet to a point in the line of property now or formerly belonging to W. C. McDaniel; thence along the McDaniel line, N. 67-35 W. 65 feet to a point; thence N. 21-44 E. 222 feet to a point on the southern side of Lanneau Drive; thence along the southern side of Lanneau Drive, S. 68-16 E. 65 feet to a point at the point of beginning.

The above property is the same property conveyed to the grantors by deed of Thomas Jenkinson as Executor of the estate of Elizabeth J. Clayton, deceased, recorded May 19, 1972 in Deed Book 944 at Page 38 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantee agrees and assumes to pay City of Greenville and Greenville County property taxes for the tax year 1978 and subsequent years.

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 assigns against the grantor(s) and the grantor(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 6th day of January 19 78

Signed, sealed and delivered in the presence of
Wick A. Mitchell (SEAL)
Lloyd A. Hauser (SEAL)
Dora L. Hauser (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 6th day of January 19 78

Sandra O. Forrester (SEAL)
Notary Public for South Carolina
My commission expires: 8/4/79
Wick A. Mitchell

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

6th day of January 19 78
Sandra O. Forrester (SEAL)
Notary Public for South Carolina
My commission expires: 8/4/79
Dora L. Hauser

RECORDED this 9 day of JAN 9 1978 at 10:33 A. M., No. 20102

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