

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

30 Crestline Drive
Greenville, S. C. 29609

KNOW ALL MEN BY THESE PRESENTS, that ROBERT J. SCHULZ AND VIRGINIA L. SCHULZ

in consideration of FIFTY FOUR THOUSAND, FIVE HUNDRED AND NO/100 ----- Dollars
(\$54,500.00)
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto WILLARD D. ELLEDGE AND ADA L. ELLEDGE, their heirs and assigns forever:

ALL that piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the southeastern side of Crestline Road in Greenville County, S. C., being known and designated as Lot No. 30 on a plat entitled, HILLANDALE HEIGHTS, made by T. M. Welborn dated October 7, 1950 recorded in the RMC Office for Greenville County, South Carolina, in Plat Book Y at page 61, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Crestline Road at the joint front corners of Lots Nos. 30 and 31; and running thence along the common line of said lots, S. 56-18 E., 379 feet to an iron pin; thence S. 52-58 W., 28.8 feet to an iron pin; thence S. 60-15 W., 128.2 feet to an iron pin at the joint rear corners of Lots Nos. 29 and 30; thence along the common line of said lots, N. 51-36 W., 298.1 feet to an iron pin on the southeast side of Crestline Road; thence along the southeast side of Crestline Road, N. 23-04 E., 40 feet to a point; thence continuing along the southeast side of Crestline Road, N. 28-19 E., 79.8 feet to an iron pin; the point of BEGINNING.

The above property is the same conveyed to the grantors by deed of Frank D. Selvy and Barbara B. Selvy, recorded May 31, 1974 in Deed Book 1000 at page 291, and is hereby conveyed subject to rights of way, easements, conditions, roadways, setback lines and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees herein agree to pay Greenville County property taxes for the tax year 1978 and subsequent years.

DOCUMENTARY STAMP TAX \$109.00

GREENVILLE COUNTY DOCUMENTARY TAX \$69.95

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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' heirs or successors and assigns against the grantor(s) and the grantor(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 27th day of February 27 19 78
Signed, sealed and delivered in the presence of:
Dana M. Seymour (SEAL)
ROBERT J. SCHULZ (SEAL)
VIRGINIA L. SCHULZ (SEAL)

STATE OF ~~SOUTH CAROLINA~~ CONNECTICUT PROBATE
COUNTY OF ~~GREENVILLE~~ ~~XXXXXXXX~~
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(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 27th day of February 27 19 78
Mabel R. House (SEAL)
Notary Public for ~~South Carolina~~ Connecticut
My commission expires: My Commission Expires March 31, 1982

STATE OF ~~SOUTH CAROLINA~~ CONNECTICUT RENUNCIATION OF DOWER
COUNTY OF ~~GREENVILLE~~ ~~XXXXXXXX~~
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)' 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 27th day of February 19 78
Mabel R. House (SEAL)
Notary Public for ~~South Carolina~~ Connecticut
My commission expires: My Commission Expires March 31, 1982
VIRGINIA L. SCHULZ (SEAL)

RECORDED this 27th day of February 1978 at 9:00 A.M. No. 25700
448 RECORDED MAR 3 1978 At 11:27 A.M.

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