

Title not examined.

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, 410 E. Washington St., Greenville, S.C. VCI 1074 PAGE 646

STATE OF SOUTH CAROLINA) Grantee's address: Route 46, Greenville, S. C. 29607
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that KAREN D. ANDERSON

in consideration of One Dollar (\$1.00) plus assumption of mortgage as set forth 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 JAMES L. ANDERSON, his heirs and assigns forever,

ALL my right, title and interest in and to

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, in the Town of Mauldin, being known and designated as Lot 141 on plat of Forrester Woods Section II, recorded in the R.M.C. Office for Greenville County in Plat Book 4X at Page 64, prepared by Carolina Engineering & Surveying Co.

BEGINNING at a point on Crepe Myrtle Court, the joint front corner of Lots 140 and 141 and running thence with Crepe Myrtle Court N. 11-13 E. 85 feet to a point; thence turning and running N. 56-13 E. 35.4 feet to a point along Royal Oak Road; thence running with said road S. 78-47 E. 125 feet to a point along said road; thence turning and running S. 11-13 W. 110 feet to a point at the joint rear corner of Lots 140 and 141; thence turning and running N. 78-47 W. 150 feet to the point of beginning.

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 or on the premises.

Derivation: Deed of YB Developers, Inc. recorded July 23, 1974 in Deed Book 1003, Page 451.

-799-179.1-1-164

As a part of the above stated consideration the Grantee expressly agrees to be solely responsible for the payment of that certain mortgage executed by (CONTINUED ON BACK)

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 21st day of February 1978.

SIGNED, sealed and delivered in the presence of:

Rosa L. Hall
Paul L. Burkholder

Karen D. Anderson (SEAL)

____ (SEAL)

____ (SEAL)

____ (SEAL)

GCTO

OHIO
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
Summ II

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 21st day of February 1978.

Rosa L. Hall (SEAL)

Paul L. Burkholder

Notary Public for South Carolina OHIO
My commission expires: Aug 11, 1980

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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, 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 ____

____ (SEAL)
Notary Public for South Carolina.

My commission expires: _____

RECORDED this _____ day of _____ 19____, at _____ (CONTINUED ON NEXT PAGE)

179.1 & 179.2

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