

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 5 1978
S. JANKERSLEY

Home Guaranty Insurance Corp
P.O. Box 1326 TEL 1076 FAX 556
Richmond, Virginia 23225

KNOW ALL MEN BY THESE PRESENTS, that Home Savings & Loan Association of the Piedmont

in consideration of Sixty One Thousand Seventy Two and 42/100ths----- Dollars,
(\$61,072.42)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Home Guaranty Insurance Corporation, its Successors and Assigns, Forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville being known and designated as the southernmost portion of Lot 38 as shown on plat of property of William R. Timmons, Jr., prepared by C. O. Riddle, dated July, 1967, which plat is of record in the RMC Office for Greenville County, South Carolina in Plat Book 000, page 193, and being more specifically shown on plat entitled "Drawn for E. M. Hanna," prepared by Carolina Surveying Co., dated April 16, 1976, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 5 S, page 41, and having according to said latter plat, the following metes and bound, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots 38 and 39 and running thence down joint line of said lots, S. 75-08 W. 447.5 feet to an iron pin on county road; thence with said county road, N. 3-34 E. 131.75 feet to an iron pin; running thence N. 75-08 E. 405.85 feet to an iron pin on the western side of Driftwood Drive; running thence down Driftwood Drive, S. 14-52 E. 125 feet to point of BEGINNING. - 71 - 037.4 - 1 - 40

This being the same property conveyed to the Grantors herein by deed of James E. Burger recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1063, page 678 on August 29, 1977.

This conveyance is made subject to all restrictions, easements, setback lines, roadways, and rights of way, if any affecting the above described property.

As a part of the consideration hereof, the Grantee agrees to satisfy that certain note, and mortgage given by James A. Burger and Debra H. Burger to Home Savings & Loan Association of the Piedmont dated August 29, 1977 recorded August 29, 1977 in the RMC Office for Greenville County, South Carolina in Mortgage Book 1408, page 376 in the original amount of \$56,600.00 having a current balance thereon of \$ 61,072.42.

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 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 31st day of March, 19 78

SIGNED, sealed and delivered in the presence of: Home Savings and Loan Association (SEAL)

Gerald Reese By: *Patrick Foster*, PRESIDENT (SEAL)

Elizabeth B. Baker By: *Jeanette Hart* Asst. Sec. (SEAL)

STATE OF SOUTH CAROLINA } PROBATE:
COUNTY OF Pickens }

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 31st day of March, 1978.

Elizabeth B. Baker (SEAL) *Gerald Reese*

Notary Public for South Carolina. My commission expires 2-4-81

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER NOT NECESSARY -
COUNTY OF } CORPORATION

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this _____ day of _____ 19 _____

Notary Public for South Carolina. My commission expires 2-4-81

RECORDED this _____ day of APR 5 1978 19

At 12:00 P.M. 2935-1

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