

36 Douglas Drive, Greenville, S. C.

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

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

1075 101

KNOWN ALL MEN BY THESE PRESENTS, that R. DANIEL CAPELL

in consideration of FIVE THOUSAND THREE HUNDRED SIX AND 18/100 (5,306.18)----- Dollars,
AND ASSUMPTION OF 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

REBECCA H. PRICE, her Heirs and Assigns forever:

ALL that piece, parcel, or lot of land situate, lying, and being on the southern side of Douglas Drive in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot #35 as shown on a plat of Country Club Estates, prepared by Dalton and Neves, dated October, 1926, recorded in the R. M. C. Office for Greenville County in Plat Book G at pages 190-191, and having according to said plat the following metes and bounds, to-wit:

5-11-3-12

BEGINNING at an iron pin on the southern side of Douglas Drive at the joint front corner of Lots #34 and 35, and running thence with the line of Lot #34 S. 23-22 E. 150 feet to an iron pin: thence with the rear line of Lot #56 S. 66-38 W. 50 feet to an iron pin at the joint rear corner of Lots #35 and 36; thence with the line of Lot #36 N. 23-22 W. 150 feet to an iron pin on the southern side of Douglas Drive; thence with the southern side of Douglas Drive N. 66-38 E. 50 feet to the point of BEGINNING.

This being the same property conveyed to the Grantor, R. Daniel Capell, by deed of Gary D. Johnson and Devanda F. Johnson dated November 24, 1976 and recorded in the R. M. C. Office for Greenville County in Deed Book 1047 at page 85.

As a part of the consideration of this deed the grantee agrees to assume that certain mortgage in favor of Fidelity Federal Savings and Loan Association, which is recorded in Mortgage Book 1384 at page 267 in the R. M. C. Office for Greenville County, with a present balance of \$20,693.82.

This conveyance is made 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.

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 28 day of April 19 78
SIGNED, sealed and delivered in the presence of:

[Signature]
[Signature]

[Signature] (SEAL)
R. DANIEL CAPELL (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 28 day of April 19 78.
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: _____

[Signature]
[Signature]

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

GRANTOR NOT MARRIED

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 28 day of APRIL 19 78.
[Signature] (SEAL)
Notary Public for South Carolina.
My commission expires: _____

RECORDED this _____ day of MAY 1 1978

at 11:52 A.M.

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