

209 Overton Ave., Greenville, S.C.
Title To Real Estate Prepared by Timothy H. Farr, Attorney at Law, 210 West Stone Ave., Greenville, S.C. 29609

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that Larry E. Shirley, Jr. and Martha B. Shirley

in consideration of Eighteen Thousand and no/100ths Dollars,
(\$18,000.00) plus assumption of mortgage as noted 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 William P. Hutchison and Kathleen H. Hutchison, their heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in Greenville County, South Carolina, and being known and designated as Lot 77 of Cedar Vale, Section Two, as shown on a plat thereof dated December 10, 1969, by Piedmont Engineers & Architects, recorded in the R. M. C. Office for Greenville County in Plat Book 4-F at page 12, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southwestern side of Overton Avenue at the joint front corner of Lots 77 and 76 and running thence with the southwestern side of Overton Avenue, S. 66-49 E., 115 feet to an iron pin; thence with the line of Section No. 1 of Cedar Vale S. 18-30 W., 142 feet; thence continuing with the line of Section No. 1 of Cedar Vale, S. 19-13 W., 28 feet to an iron pin; thence with the line of Lot 79, N. 79-44 W., 116.1 feet to an iron pin at the joint rear corner of Lots 77 and 76; thence with the line of Lot 76, N. 18-43 E., 195 feet to the point of beginning.

— 308 - 437.1 - 1 - 77

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roads or passageways, easements and rights of way, if any, affecting the above described property.

DERIVATION: This being the same property conveyed to Grantor herein by deed of Beattie Huff Builders, Inc. as recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 1019, Page 727 on June 12, 1975.

As part of the consideration paid, Grantees agree to assume and pay the note and mortgage given by Grantor to Fidelity Federal Savings and Loan Association, Greenville, South Carolina, as recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Book 1341, Page 583 on June 12, 1975.

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)' hand(s) and seal(s) this 31st day of May 1978

SIGNED, sealed and delivered in the presence of:

Christa C. Stair (SEAL)
Timothy H. Farr (SEAL)
Larry E. Shirley, Jr. (SEAL)
Martha B. Shirley (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }

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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 31st day of May 1978

Timothy H. Farr (SEAL) Christa C. Stair (Christa C. Stair)
Notary Public for South Carolina My commission expires: 10/14/86

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }

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 31st day of May 1978
Timothy H. Farr (SEAL)

Notary Public for South Carolina My commission expires: 10/14/86

RECORDED this day of MAY 31 1978

1296 at 4:50 P.M. 35927

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY TAX STAMP
MAY 31 1978
\$ 36.00

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