

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

10 21 1978
W. S. STANFORD
R.M.C.

Route 5 Coachman Drive, Simpsonville

KNOW ALL MEN BY THESE PRESENTS, that William F. Finnell and Grace A. Finnell

in consideration of Thirteen Thousand Seven Hundred and No/100 (\$13,700.00) and Dollars, assumption of mortgage 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 Charles F. Cobb and Edith T. Cobb, their heirs and assigns forever:

ALL that piece, parcel or lot of land, lying, being, and situate in State of South Carolina, County of Greenville, located East of Simpsonville, South Carolina, and being shown as Lot No. 38, on a plat of Coachwood Forest, Phase II, prepared by Wolfe & Huskey, Inc., on March 3, 1977, recorded in Plat Book 6-C, at Page 21, R. M. C. Office for Greenville County, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in Coachman Drive, joint fron corner with Lot 37 and running thence along the joint line with Lot No. 37, N. 54-56 E., 566.8 feet to an iron pin; thence turning and running S. 68-30 E., 75.2 feet to an iron pin; thence turning and running S. 37-49 W., 408.8 feet to an iron pin; thence S. 39-17 W., 418 feet to a nail and cap in Coachman Drive; thence turning and running along Coachman Drive, N. 03-03 W., 348.9 feet to a nail and cap, THE POINT OF BEGINNING.

140-551,1-1-43

This conveyance is made subject to any restrictions, reservations, zoning ordinances, or easements that may appear of record, on the recored plat(s), or on the premises.

This being a portion of the property conveyed to William F. Finnell and Grace A. Finnell, the Grantors herein, by deed of Frank P. McGowan, Jr., Master, recorded on July 10, 1975, in Deed Book 1021, at Page 51, in the R. M. C. Office for Greenville County, South Carolina.

The Grantees Charles F. Cobb and Edith T. Cobb, expressly agree to assume the mortgage to United Federal Savings and Loan Association, recorded in Mortgage Book 1419, at Page 523, on the 27th day of December, 1977, in the R. M. C. Office for Greenville County, South Carolina, on which the remaining balance of said mortgage is \$41,200.00

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 or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(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(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 9th day of June 1978

SIGNED, sealed and delivered in the presence of:

WILLIAM F. FINNELL (SEAL)

GRACE A. FINNELL (SEAL)

BAETY O. GROSS, JR. (SEAL)

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

SWORN to before me this 9th day of June 1978

Notary Public for South Carolina. BAETY O. GROSS, JR. (SEAL)

BEVERLY E. REEVES

My commission expires 2/28/83

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 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

9th day of June 19 78

GRACE A. FINNELL

Notary Public for South Carolina. BAETY O. GROSS, JR. (SEAL)

My commission expires 2/28/83

RECORD

RECORDED JUN 14 1978 at 10:21 A.M.

4328 RV.2