

MICHAEL O. HALLMAN, Attorney at Law, 16 Williams Street, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that FORREST MELL PHILLIPS AND PATRICIA ANN W. PHILLIPS, Grantee's address: 31 E. Circle Avenue Greenville, S. C.

in consideration of Three Thousand Nine Hundred Eighty-Eight and 25/100 (\$3,988.25) Dollars and 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

GEORGE W. BUCKLEY AND ELIZABETH K. BUCKLEY, their heirs and assigns,

ALL that certain piece, parcel or lot of land with all improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the northeastern side of East Circle Avenue and being known and designated as the southeastern 30 feet of Lot 18 and the northwestern 45 feet of Lot 19, according to a plat of East Lake Subdivision prepared by Dalton & Neves, Engineers, which plat is recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book G at Page 229, and having according to said plat the following metes and bounds, to-wit: BEGINNING at an iron pin on the northeastern side of East Circle Avenue which pin is 30 feet northwest of the joint front corner of Lots 18 and 19, running thence with a new line through Lot 18, N. 37-15 E. 154.35 feet to an iron pin; said pin being 30 feet from the joint rear corner of Lots 18 and 19; thence S. 53-22 E. 75 feet to an iron pin; thence in a new line through Lot 19, S. 37-15 W. 155.3 feet to an iron pin on the northeastern side of East Circle Avenue; thence with said Avenue, N. 52-45 W. 75 feet to the point of beginning.

As a part of the consideration of this deed, the Grantees assume and agree to pay in full the indebtedness due on the note and mortgage covering the above described property owned by First Federal Savings & Loan Association recorded September 26, 1977 in the original sum of \$23,750.00 and recorded in Mortgage Book 1411 at Page 182 in the R.M.C. Office for Greenville County, S. C., and which has a present balance due in the amount of \$ 23,511.75.

The above described property is the same acquired by the Grantors by deed from Roland G. Clemente recorded in the R.M.C. Office for Greenville County on September 26, 1977, and is hereby conveyed subject to all rights of way, easements, conditions, restrictive covenants and zoning ordinances affecting this property.

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 assigns against the grantor(s) and the grantor(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 11th day of August 19 78

SIGNED, sealed and delivered in the presence of

Edith Ann Chapman
Samuel H. Fair

Forrest Mell Phillips (SEAL)
PATRICIA ANN W. PHILLIPS (SEAL)

RECORDED AUG 14 1978

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 11th day of August 19 78

Samuel H. Fair (SEAL)
Notary Public for South Carolina
My commission expires: 10-19-86

Edith Ann Chapman

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 11th day of August 19 78

Samuel H. Fair (SEAL)
Notary Public for South Carolina
My commission expires: 10-19-86

Patricia Ann W. Phillips
PATRICIA ANN W. PHILLIPS

RECORDED AUG 14 1978 10:35 A.M.

4328 RV-2

STAMP: COUNTY OF GREENVILLE, TAX 50800