

TITLE TO REAL ESTATE - Griffin & Howard, 111 Pettigru Street, Greenville, S. C.

209 Potomac Ave, Greenville, S.C. 29605

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that Sarah Ruth Smith

in consideration of Two Thousand (\$2,000.00) - - - - - Dollars,
and assumption of mortgage recited hereinbelow

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and
release unto Stanley Richardson and Lois Mae Bell Richardson, their heirs and
assigns forever, the following described property, to wit:

All that piece, parcel or lot of land, located, lying and being in the County
of Greenville, State of South Carolina, on the southern side of Potomac Avenue
in the City of Greenville, shown and designated as Lot 601 on plat prepared
by Dalton & Neves, Engineers, dated May, 1946, as revised November, 1948,
recorded in the R.M.C. Office for Greenville County in Plat Book P at Page 92,
and having, according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin at the southwest corner of intersection of Potomac
Avenue and Prosperity Avenue and running thence with the southern side of
Potomac Avenue S 89-52 W. 99.9 feet to an iron pin; thence along the line
of Lot 600 S 0-08 E 175 feet to an iron pin on the northwest edge of Prosperity
Avenue; thence with Prosperity Avenue N 33-47 E 44 feet to an iron pin;
thence continuing along the northwest edge of Prosperity Avenue, N 28-28 E
158 feet to the beginning corner.

- 519-222.3-3-10

This conveyance is subject to all restrictions, set back lines, roadways,
easements and rights of way, if any, appearing of record, on the premises
or on the recorded plat, which affect the property hereinabove described.

This is the same property heretofore conveyed to the Grantor herein by Edgar
Earl Duvall by deed dated January 29, 1975 and recorded in the R.M.C. Office
for Greenville County in Deed Book 1014 at Page 26.

The Grantees herein agree to assume the balance and pay that certain mortgage
given by Sarah Ruth Smith to Carolina National Mortgage Investment, Inc.,
in the original principal amount of \$15,250.00, dated January 29, 1975, and
recorded January 30, 1975 in the R.M.C. Office for Greenville County in
real estate Mortgage Book 1332 at Page 296, with a principal balance of
\$14,860.55.

13658

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 administra-
tors 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 31st day of October 1978

SIGNED, sealed and delivered in the presence of:

Charles E. Howard
Shyllin D. Drummond

Sarah Ruth Smith (SEAL)

_____ (SEAL)

_____ (SEAL)

_____ (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 31st day of October 1978

Charles E. Howard (SEAL)
Notary Public for South Carolina 4/15/81
My commission expires:

Shyllin D. Drummond

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER - Unnecessary-Grantor Woman

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 whom-
soever, 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

Notary
My com.
RECOR:

GREENVILLE COUNTY DOCUMENTARY
NOV 1 1978
02.20

RECORDED NOV 1 1978 at 11:08 A.M.

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