

ROBERT N. DANIEL, JR., Attorney at Law, Greenville, S. C. 29601

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOWN ALL MEN BY THESE PRESENTS, that David D. Walczyk and Lois M. Walczyk

21 Queen Anne Rd
Greenville, S.C.

in consideration of Sixty-Two Thousand Five Hundred Five & 84/100 (\$62,505.84) 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 Ouita Fae Nickles, her heirs and assigns:

ALL that certain piece, parcel or lot of land with all improvements thereon situate, lying and being in the State and County aforesaid, being known and designated as Lot No. 28 on Plat of Foxcroft, Section 1, prepared by Dalton & Neves Co., Engineers and recorded in the R.M.C. Office for Greenville County in Plat Book 4-F at pages 2, 3 and 4, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Queen Anne Road, said pin being joint front corner of Lots No. 28 and 29 and running thence with the common line of said Lots, N. 3-49 W. 165 feet to an iron pin; thence S. 86-11 W. 128 feet to an iron pin; thence with Lot No. 27, S. 3-49 E. 165 feet to an iron pin on the northerly side of Queen Anne Road; thence with the northerly side of said Road, N. 86-11 E. 128 feet to an iron pin, the point of beginning.

-200-540.7-1-28

Subject to easements, restrictions and rights-of-way of record, if any, affecting the subject property.

BEING the identical property conveyed to the Grantors herein by deed of Cothran & Darby Builders, Inc. dated October 2, 1972, recorded October 3, 1972 in the R.M.C. Office for Greenville County in Deed Book 956 at page 636.

Subject to that certain Mortgage in favor of Fidelity Federal Savings & Loan Association recorded in the R.M.C. Office for Greenville County in R.E.M. Book 1208 at page 441, having a present balance of Sixteen Thousand Four Hundred Ninety-Four and 16/100 (\$16,494.16) Dollars.

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 1st day of December 1978.

SIGNED, sealed and delivered in the presence of:

Adam J. J...
Brenda R. J...

David D. Walczyk (SEAL)
Lois M. Walczyk (SEAL)

STATE OF SOUTH CAROLINA (SEAL)
SOUTH CAROLINA TAX COMMISSION (SEAL)
DOCUMENTARY TAX STAMP
DEC 11 1978
PB. 11218
126.00

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 1st day of December 1978

Adam J. J... (SEAL)
Notary Public for South Carolina
My commission expires: 3/19/79

Brenda R. J...

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, 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 1st day of December 1978
Adam J. J... (SEAL)

Notary Public for South Carolina.
My commission expires: 3/19/79
RECORDED this 31st day of DEC 11 1978

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
DEC 11 1978
PB. 12511
69.30

at 3:58 P.M. 17796
540.7-1-28

200-540.7-1-28

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