

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

18 Cox Drive
Sunny Acres
Travelers Rest, S. C.
29690

VOL 1093 PAGE 672

KNOW ALL MEN BY THESE PRESENTS, that

PHILLIP B. MONTGOLF and
RENEE K. MONTGOLF

in consideration of Three thousand eight hundred sixty-eight and 85/100 - - - Dollars,
(\$3,868.85) and assumption of mortgage, as set out 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 CLAUDE GERALD JONES, his heirs and assigns, forever:

ALL that certain piece, parcel, or lot of land, situate, lying and being
in Greenville County, South Carolina, being shown and designated as Lot
68 on a Plat of SUNNY ACRES, recorded in the RMC Office for Greenville
County in Plat Book BB, at Pages 168 and 169, and having, according to
said Plat, the following metes and bounds:

BEGINNING at an iron pin on Cox Drive, joint front corner of Lots 68 and
69, and running thence S 31-10 E, 150.9 feet to an iron pin, joint rear
corner of said Lots; thence along the rear line of Lot 68, S 57-55 W, 75.0
feet to an iron pin, joint rear corner of Lots 67 and 68; thence with the
common line of said Lots, N 31-10 W, 150.0 feet to an iron pin on Cox
Drive; thence along Cox Drive, N 56-05 E, 75.0 feet to an iron pin, the
point of beginning. - 366 - 496 - 1 - 5

This conveyance is subject to all restrictions, set back lines, roadways,
zoning ordinances, easements and rights of way, if any, affecting the
above property.

This is the same property conveyed to Phillip B. Montgolf by Bobby Joe
Jones Builder, Inc., recorded March 31, 1978, in Deed Book 1076, at
Page 244; also see deed to Renee K. Montgolf recorded in Deed Book 1076
at Page 245.

As a part of the consideration herein, the Grantee assumes and agrees to
pay that certain mortgage in favor of Poinsett Federal Savings and Loan
Association of Travelers rest in the original amount of \$29,300.00,
recorded in REM Book 1427, at Page 544, and having a present balance due
thereon of \$29,031.15.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining; 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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 13 day of December, 19 78

SIGNED, sealed and delivered in the presence of:

W. Carl Dink
Brook Dink

Phillip B. Montgolf (SEAL)
Phillip B. Montgolf
Renee K. Montgolf (SEAL)
Renee K. Montgolf (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 13th day of December 1978.

W. Carl Dink (SEAL)
Notary Public for South Carolina.

My commission expires 9/29/81

Brook Dink
STATE OF SOUTH CAROLINA
DOCUMENTARY STAMP TAX
DEC 13 1978 \$ 08.00

STATE OF SOUTH CAROLINA
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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-
tate, 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
13 day of December 19 78
W. Carl Dink (SEAL)
Notary Public for South Carolina.

My commission expires 9/29/81

RECORDED this day of DEC 13 1978 19.

at 4:11 P.M. 18025

Renee K. Montgolf
Renee K. Montgolf
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
DEC 13 1978 \$ 04.40

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