

Box 2183, Greenville, S.C. 29602

VOL 1095 PAGE 764

TITLE TO REAL ESTATE prepared by McDonald and Cox

Attorneys at Law

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

FILED
GREENVILLE
JAN 22 3 45 PM '79
S. TANKERSLEY
N.M.C.

KNOWN ALL MEN BY THESE PRESENTS, that R. V. CHANDLER, JR.

in consideration of NINE THOUSAND SEVEN HUNDRED EIGHTY-SEVEN AND 28/100----- Dollars,
AND ASSUMPTION OF MORTGAGE LISTED 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

CHANDLER RENTAL PROPERTIES, INC., their heirs and assigns forever:

ALL that certain piece, parcel, or lot of land in the County of Greenville, on north side of Hillcrest Avenue in that area recently annexed to City of Greenville, being known and designated as Lot No. 3 on plat of property of Laura A. Griffin, est., prepared by W. J. Riddle, Surveyor, March, 1947, recorded in the R.M.C. Office for Greenville County in Book Q at Page 94, and according to said plat having the following metes and bounds, to-wit:

BEGINNING at iron pin on north side of Hillcrest Avenue which pin is the joint front corner of Lots 2 and 3 and is 248 feet more or less from the northeast intersection of Hillcrest Avenue and Judges Alley; thence along the joint line of Lots 2 and 3 N29-04 E 125.2 feet to a point; thence S 47-10 E 73 feet to an iron pin; thence along line of property of R. V. Chandler, S 27-0 W 128 feet to iron pin on north side of Hillcrest Avenue, thence along north side of said Avenue N 47-10 W 79 feet to point of beginning.

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This is the same property conveyed to the Grantor, R. V. Chandler, Jr., by deed of R. V. Chandler recorded October 1, 1960 and recorded in R.M.C. Office for Greenville County in Deed Book 660 and Page 52.

As part of the consideration herein the Grantee assumes and agrees to pay the balance due on that certain mortgage given by the Grantor to First Federal Savings and Loan Association in the balance due amount of \$7,712.72, and in the original amount of \$8,500.00 recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 1313 at Page 543 on June 13, 1974.

This conveyance is made subject to any and all existing reservations, easements, rights-of way, zoning ordinances and restrictions or protective covenants that may appear of record on the recorded plat(s) or on the premises 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 25th day of September 1978

SIGNED, sealed and delivered in the presence of:

Nancy E. McDonald
[Signature]

[Signature] (SEAL)
R. V. CHANDLER, JR. (SEAL)

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
JAN 22 79
COUNTY OF GREENVILLE
20.00

PROBA
GREENVILLE COUNTY
7 2 1 3 2
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ JAN 22 79
11.00

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 25th day of September 1978

[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: _____

Nancy E. McDonald

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER NOT NECESSARY

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 25th day of SEPTEMBER 1978
[Signature] (SEAL)
Notary Public for South Carolina
My commission expires: _____

[Signature]

RECORDED this _____ day of JAN 22 1979 19 _____ at 3:45 P.M., No. 21578

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