

TITLE TO REAL ESTATE—Office of Leathers, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA GREENVILLE COUNTY OF GREENVILLE

JUL 13 3 42 PM '79

1561

KNOW ALL MEN BY THESE PRESENTS THAT ERIC B. NAGEL R.M.C.

in consideration of One Dollar and assumption of mortgage hereinafter set forth

DOLLAR

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto ERIK B. NAGEL, HIS HEIRS AND ASSIGNS:

ALL my undivided one-half interest in and to the following described property:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, and lying and being on the eastern side of Lake Circle Drive, and being shown as a 2.51 acre tract according to a plat entitled "Survey for Joe W. Hiller" by Carolina Surveying Company, dated July 17, 1973, and revised March 24, 1975, and having the following metes and bounds, to-wit:

BEGINNING at a point on the western side of Lake Circle Drive at the corner of property now or formerly belonging to W. B. Poole, and running thence with the western side of Lake Circle Drive N. 14-50 E. 7.2 to a point; thence continuing with the right of way of Lake Circle Drive N. 6-08 W. 127 feet to a point; thence still continuing with the right of way of Lake Circle Drive N. 9-37 W. 165.8 feet to a point; thence S. 80-00 E. 399.7 feet to a point in the line of property now or formerly belonging to Cass; thence with the line of property now or formerly belonging to Cass S. 0-15 E. 300 feet to a point in line of property now or formerly belonging to W. B. Poole; thence a new line N. 78-27 W. 362.9 feet to the point of beginning.

-12-274-P35-1-15

Being the same property conveyed to the Grantor herein by deed of William B. Poole and Mary M. Poole, said deed being dated April 24, 1975, and recorded in the R.M.C. Office for Greenville County in Deed Book 1017, at Page 321.

As consideration for this conveyance, Grantee agrees to assume that certain mortgage executed by Erik B. Nagel and Gail S. Nagel to South Carolina Federal Savings and Loan Association, dated June 28, 1979, and recorded in the R.M.C. Office for Greenville County, S. C. in Mortgage Book 1437, at Page 260, in the original amount of \$100,000.00 and having a present outstanding balance of \$99,449.17 ,

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 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 12 day of July, 1979.

assigns

SIGNED, sealed and delivered in the presence of:

Gail S. Nagel (SEAL) Dennis C. Mitchell (SEAL) Gayle H. McCall (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 12th day of July, 1979.

Notary Public for South Carolina My commission expires: 9-16-85

STATE OF SOUTH CAROLINA COUNTY OF Greenville

RENUNCIATION OF DOWER Woman grantor

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

day of 19

Notary Public for South Carolina My commission expires

RECORDED this JUL 13 1979

P35-1-15

3:42 P. M. No. 1561

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