TITLE OF REAL ESTATE Gaddy and Davenport, P.A., Attorneys at Law

STATE OF SOUTH CAROLINA } Marjorie F. Hill
COUNTY OF GREENVILLE } 16 North Warwick Rd.
Greenville, SC 29609

KNOWN ALL MEN BY THESE PRESENTS, that Ann H. Martin,

in consideration of Two Thousand Five Hundred ($2,500.00) 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 Marjorie F. Hill, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land, with improvements thereon, situate, lying and being on the southern side of Circle Drive, also known as Coleman Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 16 of a subdivision known as Franklin Heights, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book L at Page 9 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Circle Drive, also known as Coleman Drive, at the joint front corner of Lots Nos. 16 and 17 and running thence S. 20-0 W., 145.1 feet to an iron pin; thence N. 72-23 W., 75.1 feet; thence N. 20-0 E., 141 feet to an iron pin on Circle Drive, also known as Coleman Drive; running thence along Circle Drive, also known as Coleman Drive, S. 75-40 E., 75.35 feet to an iron pin, the point and place of beginning.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

The grantee assumes and agrees to pay the outstanding balance on a note and mortgage to Cameron Brown Company having a balance of $30,360.64, recorded in the R.M.C. Office for Greenville County, S.C. in Mortgage Book 1445, Page 260. The grantee also assumes the obligation of Ann H. Martin to indemnify the Veterans Administration to the extent of any claim or payment arising from the guaranty or insurance of the indebtedness by the Veterans Administration.

This is the identical property conveyed to the grantor herein by deed of Raymond Emplit and Cabrini L. Emplit dated June 29, 1979, recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 1105 at Page 785 on June 29, 1979.

(12) 235-165-1-4

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 17th **day of** July **19**79

SIGNED, sealed and delivered in the presence of:

Carol H. Payne

Ann H. Martin (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 17th **day of** July **19**79

Carol H. Payne (SEAL)
Notary Public for South Carolina
My commission expires: 4/21/86

STATE OF SOUTH CAROLINA }
COUNTY OF } **RENUNCIATION OF DOWER**

NOT NECESSARY - GRANTOR IS A 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 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
day of **19**

(SEAL)
Notary Public for South Carolina.
My commission expires:

RECORDED this 18 **day of** July **19**79
at 9:42 A.M.

4328 RV.2