

(LTC)

GRANTEE'S MAILING ADDRESS: 204 Fairlane Drive, Simpsonville, South Carolina 29681
TITLE TO REAL ESTATE—Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina

FILED
S. C.
FEB 4 3 15 PM '80
DONALD C. SLAUGHTER
NOTARY PUBLIC

Know All Men by These Presents:
BOOK 1120 PAGE 77

COUNTY OF GREENVILLE

That I, Donald C. Slaughter, in the State aforesaid,

in consideration of the sum of Nineteen Thousand One Hundred Eighty-Eight and 69/100 (\$19,188.69) DOLLARS, and assumption of mortgage,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said grantee(s) JOSEPH V. BAUGHMAN AND LINDA D. BAUGHMAN, THEIR HEIRS AND ASSIGNS, FOREVER:

All that lot of land in Austin Township, Greenville County, State of South Carolina, on the eastern side of Fairlane Drive, near the Town of Mauldin, being shown as Lot No. 99 on plat of Sections I and II of Greenbrier Subdivision, recorded in the RMC Office for Greenville County, S. C., in Plat Book "QQ", at Page 128, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Fairlane Drive, at the joint front corner of Lots Nos. 99 and 100, and running thence with the line of Lot No. 100, N. 55-45 E. 270.8 feet to pin; thence S. 22-20 E. 91 feet to pin; thence S. 18-20 E. 135 feet to pin, corner of Lot No. 69; thence with rear line of Lots Nos. 69 and 70, S. 83-40 W. 250 feet to pin on Fairlane Drive; thence with Fairlane Drive, N. 6-20 W. 12.3 feet to pin; thence continuing N. 34-15 W. 89.5 feet to the point of BEGINNING.

The within conveyance is subject to restrictions, utility easements, rights of way, zoning regulations, and other matters as may appear of record, on the recorded plats, or on the premises.

The within is the identical property heretofore conveyed to the grantor by deed of Jerry L. McGarity and Marilyn B. McGarity, recorded 19 October 1979, RMC Office for Greenville County, S. C., in Deed Book 1113, at Page 879.

As a part of the consideration, grantees assume and agree to pay the balance due on that certain mortgage from Jerry L. McGarity and Marilyn G. McGarity to Fidelity Federal Savings and Loan Association, dated 21 April 1977, recorded 25 April 1977, RMC Office for Greenville County, S. C., in Mortgage Book 1395, at Page 425, said mortgage being in the original amount of \$29,950.00.

- 15-299-M63-1-46

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and the Grantee(s)' Heirs or Successors and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s)' Heirs, or Successors and Assigns against the grantor(s) and the grantor's(s)' Heirs 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 31st day of January, 19 80

Signed, Sealed and Delivered in the Presence of
[Signature]
[Signature]

[Signature: Donald C. Slaughter] (Seal)
Donald C. Slaughter

SC. DEPARTMENT OF REVENUE
DOCUMENTARY STAMP

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me 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 31st day of January, A. D., 19 80

[Signature] (Seal)
Notary Public for South Carolina... EXPIRES 10/5/89

[Signature: Barbara D. Payne]

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs or Successors and Assigns, all the interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 31st day of January, A. D., 19 80

[Signature] (Seal)
Notary Public for South Carolina

[Signature: Judy C. Slaughter]

Cancelled documentary stamps attached: S. C. \$ U. S. \$
Recorded this FEB 4 1980 day of 23825
at 3:15 P.M.

REVENUE TAX
FEB 4 1980 21.45

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