

TITLE TO REAL ESTATE—Love, Thomas Arnold & Thomas H. F. Washington, Sr. Greenville, S.C. 11 460
 STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)
 GRANTORS)
 CO. S/O.)
 109 Murray Drive
 Greenville, S.C.
 27417 DMS LN.
 DONALD E. FRANKLIN
 T001.00-01-034.00

KNOW ALL MEN BY THESE PRESENTS, that TERRY L. PHILLIPS AND DORA D. PHILLIPS

DONNE ANKERSLEY
 R.M.C.
 in consideration of Two Thousand Six Hundred and no/100ths (\$2600.00) and Dollars,
 the assumption of the below mentioned mortgage
 the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and
 release unto DONALD E. FRANKLIN

ALL that certain piece, parcel or lot of land, with all improvements thereon,
 situate, lying and being in the County of Greenville, State of South Carolina
 on the northwestern side of Circle Street (formerly Hill Street) at Taylors,
 south Carolina, and known and designated as Lot 21 of a subdivision known as
 "Chick Springs" plat of which is recorded in the RMC Office for Greenville
 County in Plat Book PPP at Page 17, said lot having such metes and bounds
 as appear thereon.
 11(276) T7-1-84

This being the same property conveyed to the Grantors by deed of Brenda J.
 Raines, a/k/a Brenda R. Gault, recorded September 14, 1979 in the Office
 of the RMC for Greenville County in Deed Book 1111 at Page 542.

This conveyance is subject to any and all existing reservations, easements,
 rights of way, zoning ordinances and restrictions or protective covenants
 that may appear of record or on the premises.

As a part of the consideration, the Grantee hereby agrees and assumes to
 pay the balance due on a mortgage from Terry L. Phillips and Dora D.
 Phillips to The Kissell Company recorded in the Office of the RMC for
 Greenville County in Mortgage Book 1491 at Page 735, the present balance
 of said mortgage being \$11564.52.

GREENVILLE COUNTY
 03.30

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 administra-
 tors 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 23rd day of January 19 81

SIGNED, sealed and delivered in the presence of:

[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
 TERRY L. PHILLIPS (SEAL)
 DORA D. PHILLIPS (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 23rd day of January 1981

Notary Public for South Carolina
 My commission expires: 6-15-89

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) 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 whom-
 soever, 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 23rd
 day of January 19 81.

Notary Public for South Carolina
 My commission expires: 6-15-89

RECORDED JAN 26 1981

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