

TITLE TO REAL ESTATE—Offices of Perry, Bryant, Marion & Johnston, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

APR 81

1143-724

KNOW ALL MEN BY THESE PRESENTS, that LUCENIA H. BURTON,

in consideration of Five and 09/100ths (\$5.00)-----Dollars,

love and affection, and assumption of Mortgage as hereinbelow set forth, to the grantor(s) in hand paid at and before the sealing of these presents by the grantees, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto PERRY E. BURTON, his heirs and assigns forever, all my right, title and interest, being a one-half interest of, in, and to the following described property:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 106 on a plat of POWDERHORN, Section 3, recorded in the RMC Office for Greenville County in Plat Book 7-C, Page 4, and having, according to said plat, the following notes and bounds, to-wit:

BEGINNING at a point on the northwestern side of Powderhorn Road at the joint front corner of Lots Nos. 105 and 106 and running thence with the northwestern side of said Powderhorn Road S. 1-19 W., 30 feet to a point; continuing thence with the northwestern side of said road S. 3-05 E., 60 feet to a point in the northern intersection of Lexington Court and Powderhorn Road and running thence with said intersection S. 46-20 W., 32.53 feet to a point on the northern side of Lexington Court; thence with the northern side of Lexington Court, the following courses and distances: N. 84-16 W., 16.35 feet; N. 77-32 W., 46 feet; N. 63-59 W., 25 feet; and N. 53-00 W., 65 feet to a point at the joint front corner of Lots Nos. 106 and 107, and running thence with the joint line of said lots S. 37-00 W., 139 feet to a point at the joint corner of Lots Nos. 105, 106, and 107; thence with the joint line of lots Nos. 105 and 106, S. 83-38 E., 75.74 feet to the point of beginning.

This being the same property conveyed to Grantor herein by deed of American Service Corporation of South Carolina, dated January 7, 1980, recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1115, Page 713.

This conveyance is made subject to all easements, rights of way and restrictions appearing of record or on the premises as may be applicable to the above described property, as well as to applicable zoning laws and ordinances, if any.

As a part of the consideration for this conveyance, the Grantee herein assumes and agrees to pay that certain Note and Mortgage heretofore executed unto Fidelity Federal Savings and Loan Association, principal amount of \$11,850.00, dated January 7, 1980, recorded in the RMC Office for Greenville, South Carolina, in Mortgage Book 1192, Page 916, together with all and singular the rights, members, benefits 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 3rd day of March, 1981

SIGNED, sealed and delivered in the presence of:

*Handwritten signatures of witnesses*

*Eugenia H. Burton* SEAL  
SEAL  
SEAL

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that she saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed, deliver the within written deed and that she, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 3rd day of March, 1981

*Handwritten signature of Notary Public* SEAL  
Notary Public for South Carolina  
My commission expires: 7-24-81

*Handwritten signature of Notary Public*

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

NOT NECESSARY--IF HUSBAND GRANTOR  
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, fraud 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 March, 1981

Notary Public for South Carolina  
My commission expires

RECORDED MAR 5 1981

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