

TITLE TO REAL ESTATE - INDIVIDUAL FORM - John M. Dillard, P.A., Greenville, S.C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

GREENVILLE CO. S.C.

FILED JUL 31 9 04 AM '81

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY STAMP TAX \$ 20.00
JUL 31 '81

BOOK 1152 PAGE 702

KNOW ALL MEN BY THESE PRESENTS, that James C. Southerlin and Connie G. Southerlin

in consideration of TEN THOUSAND and No/100ths (\$10,000.00) Dollars

plus the amount recited herein 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

JAMES ALLEN SILVERS and LINDA TRIPP SILVERS, Their Heirs and Assigns Forever:

ALL that piece, parcel or tract of land with all improvements thereon or hereafter constructed thereon situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 1 as shown on plat of property of Johnny Darrell Poole according to a survey made by Jones Engineering Service, May 23, 1977, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of U. S. Highway 276, said iron pin being 94 feet North of the old White Horse Road, and running thence along U. S. Highway 276, N. 47-03 W. 122.7 feet; thence continuing with U. S. Highway 276, N. 49-27 W. 92.5 feet to an iron pin; running thence S. 26-45 W. 19.2 feet to an iron pin; running thence S. 2-51 E. 223 feet, more or less, to an iron pin; thence running N. 66-41 E. 122 feet; running thence N. 42-17 E. 68.5 feet to an iron pin on U. S. Highway 276, the beginning corner.

8 (367) 505.1-2-18

This is the identical property conveyed to the Grantors herein by deed of Johnny Darrell Poole, dated October 6, 1978 and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1089, Page 412, and is hereby conveyed subject to all rights of way, easements, public roadways, and restrictive covenants of public record and actually existing on the ground affecting said property.

As a part of the consideration for this deed the Grantee hereby assume and agree to pay in full the indebtedness due on a certain note and mortgage given to Collateral Investment Company, recorded in Mortgage Book 1446, Page 487, in the original sum of \$24,000.00, said mortgage being rerecorded on October 11, 1978 in Mortgage Book 1452, Page 649, in the RMC Office for Greenville County, South Carolina, said note and mortgage have a present balance due in the sum of \$23,600.87.

As a further part of the consideration for this deed the Grantors hereby assign, transfer and setover unto the Grantees all their right, title and interest in and to any escrow funds maintained by the mortgagee in connection with the above loan.

GRANTEES ADDRESS: Route 4, U.S. Hwy 276, Wade Post #C, 29690 ✓
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 assigns against the grantor(s) and the grantor'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 30th day of July 19 81
Signed, sealed and delivered in the presence of:
John M. Dillard (SEAL)
James C. Southerlin (SEAL)
Connie G. Southerlin (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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 30th of July 19 81
John M. Dillard (SEAL) 11.00
Notary Public for South Carolina
My commission expires: 5/8/84

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 claims of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this
30th day of July 19 81
Connie G. Southerlin (SEAL)
Connie G. Southerlin

RECORDED this 5/8/84 day of
at 9:04 X/M, 1981
SOUTH CAROLINA COUNTY DOCUMENTARY TAX M. No. 27770
JUL 31 '81 11.00

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