

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

AUG 4 4 52 PM '81
DONNIE S. TANKERSLEY
R.M.C.

Grantee's Address:
5 Chipley Lane
Greenville, S. C. 29605
1153 17

KNOW ALL MEN BY THESE PRESENTS, that JAMES ALFRED CLARDY,

in consideration of THIRTY THREE THOUSAND EIGHT HUNDRED FIFTY FIVE AND 40/100-- Dollars,
PLUS 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 STEWART RIVERS, his heirs and assigns forever:

ALL that piece, parcel or lot of land on the northeast side of Farmington Road, near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 123 on plat of Chestnut Hills No. 1, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book "QQ", page 83, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northeast side of Farmington Road, which point is 85 feet from the intersection of Farmington Road and Bear Grass Drive, and running thence along Farmington Road N. 50-06 W., 68.5 feet to a point; thence N. 52-55 W. 11.5 feet to a point; thence along the joint line of Lots Nos. 124 and 123 N. 38-21 E. 127.44 feet to a point; thence S. 64-12 E. 34.8 feet to a point; thence S. 50-06 E., 50 feet to a point; thence along the joint line of Lots Nos. 123 and 13, S. 39-54 W. 135 feet to the point of beginning.

THIS is the same property conveyed to the Grantor herein by deed of Chestnut Hills No. 1, Inc., dated June 15, 1961, and recorded June 16, 1961, in the R.M.C. Office for Greenville County in Deed Book 676 at Page 69.

14 (216) 102-2-358

THIS conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above described property.

AS part of the consideration for this conveyance the Grantee herein assumes and agrees to pay the balance owed on that certain mortgage in favor of J. S. Gleason, Jr., Administrator of Veterans Affairs, recorded June 16, 1961, in the R.M.C. Office for Greenville County in R.E.M. Book 860 at Page 423, in the original amount of \$13,500.00, and having a principal unpaid balance of \$4,144.63.
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 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

July, 19 81

SIGNED, sealed and delivered in the presence of:

James Alfred Clardy (SEAL)
JAMES ALFRED CLARDY

Debra J. Cantrell
Debra J. Cantrell

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX COMMISSION
STAMP
AUG-4-81 TAX \$ 8.00

STATE OF SOUTH CAROLINA
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 31st day of July 19 81

W. C. ... (SEAL)
Notary Public for South Carolina.

Debra J. Cantrell

My commission expires 9/29/81

STATE OF SOUTH CAROLINA
COUNTY OF

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 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 singular the premises within mentioned and released.

GIVEN under my hand and seal this
day of

Lela B. ...

W. C. ... (SEAL)
Notary Public for South Carolina.

My commission expires

RECORDED AUG 4 1981 at 4:52 P.M. 19

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG-4-81 TAX \$ 37.40

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