

GREENVILLE CO. S.C.
FILED
3 20 PM '81
S. TANKERSLEY
P. MOSELEY

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's Address
106 Bexhill Court
Greenville, S. C. 29606
THOMAS C. GUERIN and CARMELA M. GUERIN

LONG, BLACK & GASTON
1153-551

in consideration of -----TWELVE THOUSAND TWO HUNDRED NINETY FOUR & 12/100----- Dollars,
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 E. McCORMACK, for and during the term of his lifetime
and then unto MARY BUSH M. BRYAN, her heirs and assigns forever:

ALL that piece, parcel or lot of land, with all improvements, situate lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 27 of a subdivision known as Buxton, Sheet No. 1, as shown on plat thereof being recorded in the R.M.C. Office for Greenville County in Plat Book 4-N at Page 2, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Bexhill Court at the joint front corner of Lots 27 and 28 and running thence with the with the joint line of said lots, N. 51-41 W. 160 feet to an iron pin in the line of Lot 15; thence with the line of Lot 15, and continuing with the line of Lot 16, N. 38-19 E. 117 feet to an iron pin; joint rear corner of Lots 26 and 27; thence with the joint line of said lots, S. 51-41 E. 160 feet to an iron pin on Bexhill Court; thence with said Court, S. 38-19 W. 117 feet to the beginning corner.

12 (296) 445.1-1-84
THIS is the same property conveyed to the Grantor's herein by deed of James Steven Shirley, dated and recorded May 3, 1980, in the R.M.C. Office for Greenville County in Deed Book 1125 at Page 181.

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's herein assume and agree to pay the ablance owed on that certain Mortgage in favor of N.C.N.B. Mortgage, dated May 5, 1980, and recorded in the R.M.C. Office for Greenville County in R.E.M. Book 1502 at Page 374., assigned to Metropolitan Life Ins. Co. on May 19, 1980, and recorded

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 6th day of August, 19 81

SIGNED, sealed and delivered in the presence of

W. Carl Duff
Julius Ann Putnam

Thomas C. Guerin (SEAL)
THOMAS C. GUERIN
Carmela M. Guerin (SEAL)
CARMELA M. GUERIN

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 6th day of August 19 81

W. Carl Duff (SEAL)
Notary Public for South Carolina.

My commission expires 9/29/81

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 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

6th day of August 19 81

W. Carl Duff (SEA)
Notary Public for South Carolina.

My commission (CONTINUED ON NEXT PAGE)

RECORDED this _____ day of _____

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
★ 13.75
AUG 1981

4325 RV-2