

Title To Real Estate Prepared by Timothy H. Farr, Attorney at Law, 210 West Stone Ave., Greenville, S.C. 29609

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DOCUMENTARY
STAMP

GREENVILLE
SC AM '81

1159-913

KNOW ALL MEN BY THESE PRESENTS, that Douglas Dodd Griffeth and Maureen R. Griffeth

in consideration of Twenty Four Thousand Five Hundred Sixty Two and 08/100 *****Dollars,
(\$24,562.08) plus assumption of mortgage as noted 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 Douglas N. Durkee, his heirs and assigns forever:

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, being known and designated as Lot No. 94, Winding Way, Peppertree Subdivision, Section No. 3, as shown on a plat dated December 14, 1972, recorded in Plat Book 4X at Page 4, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the southern side of the right-of-way of Winding Way, a joint corner of Lots No. 95 and 94; thence along said right-of-way N. 86-29 E. 85 feet to an iron pin; thence S. 1-41 E. 150 feet to an iron pin; thence S. 86-18 W. 75.4 feet to an iron pin; thence N. 5-16 W. 150 feet to an iron pin, the point of beginning.

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THIS property is subject to the Amended Declaration of Covenants, Conditions, and Restrictions recorded in the Office of the R.M.C. for Greenville County in Deed Book 978 at Page 895, and to any other restrictions, easements and rights-of-way of record, including a five foot drainage and utility easement along side and rear lot lines, also subject to a 25' sanitary sewer right-of-way which traverses a portion of the rear lot line.

DERIVATION: This being the same property conveyed to Grantor herein by deed of John Crosland Company as recorded in the R.M.C. Office for Greenville, South Carolina, in Deed Book 1008, Page 830 on October 30, 1974.

AS part of the consideration paid herefor, Grantee herein agrees to assume and pay that certain note and mortgage given to Carolina National Mortgage Investment Company, Inc. (as assigned to Mortgage Corporation of the South) as recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1352, Page 307, on October 28, 1975, having an approximate principal balance of \$34,337.92.

GREENVILLE COUNTY
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SOUTH CAROLINA COUNTY DOCUMENTARY TAX
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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 administrators 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 30th day of November 19 81

SIGNED, sealed and delivered in the presence of:

Roger Nelson
Earl O. Merrill
David W. Johnson

Douglas Dodd Griffeth (SEAL)
Maureen R. Griffeth (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 30th day of November 19 81

Susan K. Muter (SEAL)
Notary Public for South Carolina, Kentucky, County of SEPPARSON
My commission expires: 6/16/85

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, 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 30th day of November 19 81
Timothy H. Farr (SEAL)

Maureen R. Griffeth
Maureen R. Griffeth

Notary Public for South Carolina.
My commission expires: 10-14-86

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____

(CONTINUED ON NEXT PAGE)

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