

753 Leonard St
Spartanburg, SC 29303

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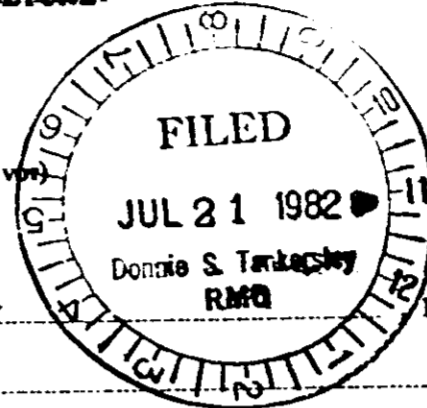
VOL 1170 PAGE 507

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OFFICE STATE DEPARTMENT OF AGRICULTURE
FARMERS HOME ADMINISTRATION
XXXXXXXXXXXXXXXXXXXX

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE)
(Jointly for Life With Remainder to Survivor)
WARRANTY DEED
(FOR PURCHASE)



THIS WARRANTY DEED, made this 16th day of July 19 82,

between Randall Blake Duncan

of Spartanburg County, State of South Carolina, Grantor(s);

and P. J. Simms and Bernice M. Simms

of Spartanburg County, State of South Carolina, Grantee(s);

WITNESSETH: That the said grantor(s) for and in consideration of the sum of Three Thousand Seventy

Three and 25/100 Dollars (\$ 3,073.25),

An assumption of mortgage hereinafter set out.

to him in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged, has

granted, bargained, sold and conveyed and by these presents do hereby grant, bargain, sell and convey unto the said Grantee(s) for and during their joint lives and upon the death of either of them, then to the survivor of them, his or her heirs and assigns forever in fee simple, together with every contingent remainder and right of

reversion, the following described land, lying and being in the County of Greenville

State of South Carolina, to-wit:

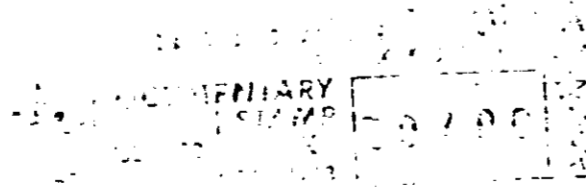
All that certain piece, parcel or tract of land with all improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, near Gowensville, and located at intersection of Tugaloo Road and South Carolina Highway #11, containing 5.50 acres, more or less, as shown upon survey and plat made for Beauford E. Pace by James V. Gregory, R.L.S., dated August 9, 1979 and recorded in Plat Book 8-X at Page 74 in the RMC Office for Greenville County. For a more complete and particular description reference is hereby made to the above referred to plat and record thereof.

This being the same property which was conveyed to Randall Blake Duncan by deed recorded in Deed Book 1161 at Page 875 in the RMC Office for Greenville County.

Block Map Reference: ²⁽⁴³⁶⁾ 627.2-1-12.1

As part of the consideration herein, the Grantees hereby agree to assume that certain mortgage held by Beauford Pace dated October 29, 1981 and recorded February 2, 1981 in REM Book 1562 at Page 648 upon which there is a balance due of Five Thousand Nine Hundred Twenty Six and 75/100 (\$5,926.75) Dollars.

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