

ADDRESS: 102 Calix Court
Mauldin, S.C. 29662

TITLE TO REAL ESTATE - CORPORATION FORM - GREENVILLE, S.C.
GREENVILLE, S.C. ~~DEED BOOK XXXX~~ XXXX Greenville, S.C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

DONNIE S. TAPPLESLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Citizens and Southern National Bank of South Carolina Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of Twenty-five Thousand Four Hundred Fifty-four and 43/100 (\$25,454.43) AND ASSUMPTION OF THE MORTGAGE INDEBTEDNESS AS Dollars, SET FORTH BELOW the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Thomas J. DeJaynes and Carolyn Sue DeJaynes, their heirs and assigns

ALL that piece, parcel or lot of land with all buildings and improvements thereon, situate, lying and being on the western side of Calix Court in the City of Mauldin, Greenville County, South Carolina being known and designated as Lot No. 36 as shown on a plat entitled HILLSEOROUGH, SECTION I, made by Jones Engineering Services recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book WW at Page 56 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Calix Court at the joint front corner of lots nos. 35 and 36 and running thence with the common line of said lots, S. 73-19 W. 190.3 feet to an iron pin at the joint rear corner of lots 35 and 36; thence N. 14-24 E. 180 feet to an iron pin at the joint rear corner of lots 36 and 37; thence with the common line of said lots, S. 61-21 E. 133 feet to an iron pin on the northwesterly side of Calix Court; thence with the northwesterly side of Calix Court on a curve, S. 3-36 E. 42 feet to an iron pin; thence continuing with the curve of Calix Court, S. 28-26 E. 28 feet to an iron pin, the point of beginning. 15 (799) M 4.5-1-36

The above property is the same property conveyed to the grantor by deed of Gloria B. Martin recorded November 10, 1982 in Deed Book 1177 at Page 50 and is hereby conveyed subject to all rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property.

The grantees agree and assume to pay City of Mauldin and Greenville County property taxes for the tax year 1983 and subsequent years.

As a part of the consideration of this deed the grantees agree and assume to pay the indebtedness due on the note and mortgage covering the above described property given to C. Douglas Wilson (now known as Bankers Mortgage Corp.) recorded April 23, 1974 in Mortgage Book 1308 at Page 29 which has a present balance due in the sum of \$26,545.57.

As a further part of the consideration of this deed the grantor does hereby assign, transfer and set over unto the grantees all its right, title and interest in and to any escrow deposits maintained by the mortgagee in connection with the mortgage loan referred to above, 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 does hereby bind itself and its successors to warrant and forever defend all and singular said premises unto the grantees(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same of any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 28th day of March 19 83

Signed, sealed and delivered in the presence of:

Wick A. Hutchelton
Donna O. Forester

CITIZENS AND SOUTHERN NATIONAL BANK
OF SOUTH CAROLINA (SEAL)

(A Corporation)

By: Ronald R. Frady Vice President
and Frances D. Leason Loan Officer Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 28th day of March 19 83

Donna O. Forester (SEAL)

Notary Public for South Carolina.

My commission expires 3/26/89

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

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