

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantees' Address: 1101-287
170 Orlando Avenue
Greenville, S.C. 29609

KNOW ALL MEN BY THESE PRESENTS, that JAMES DANNY ANDERS and EDNA C. ANDERS

in consideration of TEN THOUSAND SIX HUNDRED SEVENTY-SIX AND 75/100 (\$10,676.75)----- Dollars,
and assumption of the mortgage referred to 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 H. DOUGLAS GARLAND and JOYCE T. GARLAND, their heirs and Assigns, forever:

All that piece, parcel, or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, located on the northern side of Orlando Avenue, near the City of Greenville, and known and designated as Lot 55 on a plat of Leawood Extension, plat of which is recorded in the RMC Office for Greenville County In Plat Book M at pages 34 and 35, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING on the northern side of Orlando Avenue at joint corner of Lots number 55 and 56 and running thence along the joint line of said lots N. 33-54 E. 150 feet to joint rear corner of Lots number 35, 36, 55 and 56; thence along the joint line of Lots numbers 35 and 55 N. 56-06 W. 50 feet to joint rear corner of Lots number 34, 35, 54 and 55; thence along the joint line of Lots number 54 and 55 S. 33-54 W. 150 feet to corner on the northern side of Orlando Avenue; thence along the northern side of Orlando Avenue S. 56-06 E. 50 feet to the beginning corner.

Being the same property conveyed to the grantors herein by deed of Larry G. Shaw Builders, Inc. recorded 6-16-77, Deed Book 1058, Page 702, RMC Office for Greenville County. (Typo error noted in this deed. Lot 5 erroneously stated instead of Lot 55 as described in detail in metes and bounds description.) This conveyance is made subject to restrictive covenants of record, setback lines, road or passageways, easements and rights of way, if any, affecting the within described property.

As a part of the consideration for the within conveyance the grantees herein assume and agree to pay the balance due on that certain mortgage in favor of Collateral Investment Company in the original amount of \$13,050.00 recorded 6-16-77, Mortgage Book 1401, Page 230, RMC Office for Greenville County, on which there remains due a present principal balance of \$12,323.25.

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 29th day of June, 19 83

SIGNED, sealed and delivered in the presence of:

James Anders (SEAL)
JAMES DANNY ANDERS
Edna C. Anders (SEAL)
EDNA C. ANDERS
Erwin W. Bayzle (SEAL)
Joel Vause (SEAL)

STATE OF SOUTH CAROLINA }
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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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 29th day of June, 19 83

Notary Public for South Carolina

My commission expires Jan, 1992

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 29th day of June, 19 83

Notary Public for South Carolina

My commission expires Jan, 1992

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

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