

272 Astoria Rd. Mauldin SC 29662

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

VOL 1193 PAGE 803

FILED
GREENVILLE CO S.C.

AUG 4 3 20 PM '83
DONNIE S. HARRIS/EM

KNOW ALL MEN BY THESE PRESENTS, that Jesse L. Hartley, Jr.

in consideration of Twenty-Four Thousand Seven Hundred Forty-Eight and 25/100 (\$24,748.25)----- Dollars,
plus assumption of mortgage indebtedness set forth herein 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
ALAN L. DAVIS AND VIRGINIA R. DAVIS, THEIR HEIRS AND ASSIGNS FOREVER

ALL that certain piece, parcel or lot of land situate in the State of South Carolina, County of Greenville, Town of Mauldin, being known and designated as Lot 53 on plat of Bishop Heights, prepared by Ethan C. Allen, RLS, dated January, 1966 and recorded in the RMC Office for Greenville County in Plat Book EBB, page 171, and on a more recent plat of property of Frank B. Woodruff, Jr., and Martha M. Woodruff, prepared by Freeland and Associates, dated May 5, 1975, and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Ashmore Bridge Road, joint front corner of lots 53 and 52 and running thence N. 57-29 W., 225.0 feet to an iron pin; thence S. 32-31 W., 100.0 feet to an iron pin at the joint rear corner of lots 54 and 53; thence with the common line of lots 54 and 53, S 57-29 E., 225.0 feet to an iron pin on Ashmore Bridge Road; thence with said Ashmore Bridge Road, N. 32-31 E., 100.0 feet to an iron pin, being the point of beginning.

Grantee hereby assumes and covenants to perform all the terms and conditions of the obligations set forth in that certain promissory note executed by Milton P. Yeager, Jr. and Melissa Nann Yeager and delivered to South Carolina National Bank in the amount of Thirty Thousand Eight Hundred Fifty and No/100 (\$30,850.00) and that certain mortgage securing said promissory note upon the property conveyed herein, which mortgage is recorded in the RMC Office for Greenville County, South Carolina in Mortgage Book 1338, page 805 on May 9, 1975, and a principal balance of Twenty-Eight Thousand Two Hundred One and 75/100 (\$28,201.75) Dollars, including the obligation to repay said debt.

The Grantor further transfers and conveys any and all escrow funds under the above mortgage.

This conveyance is made subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premisses.

This being the same property conveyed unto the Grantor by deed of Milton P. Yeager, Jr. and Melissa Nan Yeager recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1189, page 98 on May 30, 1983.

15(799) M7.4-1-52

0.80

1328 RV-2