

STATE OF SOUTH CAROLINA

VOL 1196 PAGE 326

COUNTY OF GREENVILLE

FILED

KNOW ALL MEN BY THESE PRESENTS that I, Russell Ray Flinchum

SEP 15 1 39 PM '83

in consideration of Nineteen thousand Fourty-Six and 86/100 (\$19,046.86)-----Dollars, and assumption of mortgage

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Frank B. Wells, Jr. and Polly Wells, their heirs and assigns forever:

ALL that piece, parcel or lot of land, lying and being in the County of Greenville, State of South Carolina and known as Lots 415, 416, and 417, Section No. 4 on Plat of Belle Meade, recorded in Plat Book QQ Page 103 in the RMC Office for Greenville County, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots 418 and 417, and running N 57-42 W 194 feet to an iron pin at the joint rear corners of Lots 418 and 417; running thence N 32-08 E 260 feet to an iron pin at the joint rear corners of Lots 414 and 415; running thence S 57-42 E 194 feet to an iron pin the joint front corner of Lots 414 and 415; running thence along Pine Creek Court S 32-08 W 260 feet to an iron pin at the point of beginning.

This conveyance is made subject to all restrictions, rights-of-way, easements, zoning ordinances, roadways or setback lines, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

As part of the consideration the Grantee agrees to assume and pay that certain mortgage to Bankers Mortgage dated January 2, 1979 and recorded in the RMC Office for Greenville County in Mortgage Book 1454 at Page 145 and having a principal balance of \$33,953.14 ..

This is the same property conveyed to the Grantor herein by general warranty deed of Martha H. Whatley and recorded in the Greenville County RMC Office on January 2, 1979 in Deed Book 1094 at Page 636.

14(156)WG 2.3-1-76, 77 & 78

Grantee's Address: 30 Pine Creek Court, Greenville, SC 29605

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 _____ day of _____, 1983

SIGNED, sealed and delivered in the presence of:

Russell Ray Flinchum (SEAL)
RUSSELL RAY FLINCHUM

[Signature]
[Signature]

(SEAL)
(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Cumberland

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 26th day of August, 1983

[Signature] (SEAL)
Notary Public for South Carolina

My commission expires _____

STATE OF SOUTH CAROLINA
COUNTY OF Cumberland

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 26th day of August, 1983

[Signature] (SEAL)
Notary Public for South Carolina

My commission expires _____

RECORDED this _____ day of _____, 1983

SOUTH CAROLINA COUNTY DOCUMENTARY
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