

Grantee's Address: 1011
TITLE TO REAL ESTATE—Office of Leathergood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }
DUNNLEY

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KNOW ALL MEN BY THESE PRESENTS, that Frank W. Pruitt

in consideration of cancellation of mortgage indebtedness and property Court Order all as ~~DEEDS~~
hereinafter set forth

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

J. D. SMITH, HIS HEIRS AND ASSIGNS, FOREVER:

All that certain lot or parcel of land with improvements thereon situate, lying and being near the City of Greenville, Greenville County, South Carolina and being more particularly described as Lot No. 17, Section 1, "D" Street, as shown on plat entitled "Subdivision of Village Houses, F. W. Poe Mfg. Co., Greenville, S. C." made by Dalton and Neves July 1950 and recorded in the RMC Office for Greenville County in Plat Book Y, at Pages 26 through 31, inclusive. According to said plat, the within lot is known as 3 "D" Street and fronts thereon 61 feet.

This is the same property conveyed to the grantor herein by deed of J. D. Smith recorded November 20, 1981 in the RMC Office for Greenville County in Deed Book 1158, Page 606.

This conveyance is made subject to easements, rights of way and restrictions of record, and to such matters as would be disclosed by a current survey or visual inspection of the property and to applicable zoning laws and ordinances; and is specifically subject to the lien of any real property taxes for the current or past years attributable to the property.

This deed is made pursuant to an Order of the Court of Common Pleas for Greenville County, South Carolina in the case of James D. Smith v. Frank W. Pruitt, et al (No. 83-CP-23-2398) and in further consideration of the cancellation of all debts, obligations, costs, and charges secured by that certain mortgage of real estate heretofore existing on the above described property executed by the grantor herein, as mortgagor, to the grantee herein, as mortgagee; dated November 19, 1981 and recorded in Mortgage Book 1558, Page 105 of the Greenville County RMC Office and in lieu of the foreclosure of the lien of said mortgage.

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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 assigns, against the grantor(s) and the grantor's(s) heirs 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 29 day of November, 1983

SIGNED, sealed and delivered in the presence of:

A. Mawin Pratlton
Shupe J. McDavid

Frank W. Pruitt (SEAL)
Frank W. Pruitt

(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 29 day of November, 1983.

Shupe J. McDavid (SEAL)
Notary Public for South Carolina
My commission expires: _____

A. Mawin Pratlton

(SEAL)

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 29 day of November, 1983

Shupe J. McDavid (SEAL)
Notary Public for South Carolina
My commission expires 8/5/83

Anna P. Pruitt
Anna P. Pruitt

RECORDED this _____ day of NOV 30 1983 19, at 3:16 P/ M., No. _____

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