

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

VOL 1222 PAGE 478

KNOW ALL MEN BY THESE PRESENTS, James Robert Smith

NTC

FILED
GREENVILLE CO. S.C.
SEP 24 1 13 PM '84
DONNIE S. WAINWRIGHT
R.H.C.

in consideration of One and No/100-----(\$1.00)-----Dollars,

AND ASSUMPTION OF MORTGAGE, INDEBTEDNESS SET FORTH 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 Fannie G. Smith, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 12 of the property of Parrish, Gower & Martin, as shown on Plat by Dalton & Neves, recorded in Plat Book H at Page 176 in the RMC Office for Greenville County and having metes and bounds as shown thereon.

This being the same property conveyed to the Grantor by deed of Zell Alexander Ellison dated May 20, 1983 and recorded in the RMC Office for Greenville County in Deed Book 1188 at Page 748 on May 20, 1983.

This conveyance is made subject to all restrictions, easements, rights of way, setback lines, roadways and zoning ordinances, if any, of record, on the recorded plat(s), or on the premises, affecting said property.

Grantee assumes and agrees to pay that certain mortgage to Wachovia Mortgage Company as recorded in the RMC Office for Greenville County in Mortgage Book 1607 at Page 750 on May 24, 1983 in the original amount of \$26,150.00.

(26)-500-912-5-20

GRANTEE'S MAILING ADDRESS: 3 Biltmore Avenue
Greenville, S. C.

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 25th day of June, 1984

SIGNED, sealed and delivered in the presence of:

[Handwritten signatures]

James R. Smith (SEAL)
James Robert Smith (SEAL)
(SEAL)
(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 25th day of June, 1984

[Handwritten signature] (SEAL)
Notary Public for South Carolina.

Beverly C. Deust

My commission expires 4-11-93

STATE OF SOUTH CAROLINA }
COUNTY OF

RENUNCIATION OF DOWER
NOT NECESSARY

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
day of 19

(SEAL)
Notary Public for South Carolina.

My commission expires

RECORDED this SEP 24 1984 day of at 1:13 P/ M., No. 9180

94756

4328-W-2