

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

OLLIE EARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that W. D. Shedd

Four Thousand Nine Hundred and no/100 (\$4,900.00)-----
in consideration of and assumption of mortgage as set out below----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Andrew K. Duncan and Trena O. Duncan, their heirs and assigns, forever:

All that lot of land in Greenville County, State of South Carolina, situate on the eastern side of Kingswood Drive and being shown as Lot No. 92 on a revised plat of Shamrock Acres made by Jones Engineering Service, Dated September 16, 1970, recorded in the RMC Office for Greenville County in Plat Book ___ at page ____, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the eastern side of Kingswood Drive at the joint front corner of Lots 92 and 93; thence with line of Lot 93 N 69-32 E 181.3 feet to an iron pin; thence S 28-45 W 311.6 feet to an iron pin at corner of Lot 91; thence with line of Lot 91, N 5-22 E 125 feet to an iron pin on turnaround of Kingswood Drive; thence with the curve of said Drive as follows: N 9-32 E 50 feet to an iron pin and N 50-28 E 50 feet to the point of beginning.

Being the same property conveyed to the grantor by deed recorded in Deed Book 896 at page 599.

This property is conveyed subject to restrictions, easements and rights of way of record affecting said property.

As part of the consideration for this conveyance, grantees assume and agree to pay the balance due on the mortgage of Fidelity Federal Savings & Loan Association recorded in Mortgage Book 1168 at page 52 in the RMC Office for Greenville County, upon which there is a balance of \$12,500.00.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

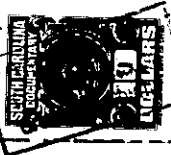
WITNESS the grantor's(s') hand(s) and seal(s) this 22 day of March 19 71.

SIGNED, sealed and delivered in the presence of:

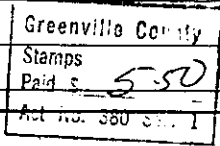
John G. Cheros

W.D. Shedd

_____ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this 22 day of March 19 71.

L. Lov

_____ (SEAL)

John G. Cheros

Notary Public for South Carolina
My commission expires: 8-4-79.

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, 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 22 day of March 19 71.

L. Lov

_____ (SEAL)

W.D. Shedd

Notary Public for South Carolina
My commission expires: 8-4-79.

RECORDED this 31st day of March 19 71, at 10:25 A. M., No. #22651

305-OUT OF 84-1-1-130