

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C.

MAY 19 1973

KNOW ALL MEN BY THESE PRESENTS, that we, Kenneth Wayne Ridings and Ann B. Ridings  
R.M.C.

in consideration of Eleven Thousand, Three Hundred Eighty-Seven & 90/100 (\$11,327.90)----- Dollars,  
and the assumption of mortgage set out 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

Elton J. Smith and Lula B. Smith, their heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon,  
situate, lying and being in the State of South Carolina, County of Greenville, and lying  
on the western side of Roe Court, and being known and designated as Lot No. 34 on a plat  
of Cedar Vale recorded in the R. M. C. Office for Greenville County in Plat Book 000  
at Page 13, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Roe Court, at the joint front  
corner of Lots 33 and 34 and running thence N. 70-47 W. 170.0 feet to an iron pin;  
thence N. 19-13 E. 105.0 feet to an iron pin; thence S. 70-47 E. 170.0 feet to an iron pin  
on Roe Court; thence along Roe Court, S. 19-13 W. 105.0 feet to the point of beginning;  
being the same conveyed to us by Ronald C. Davis and Barbara Jean Davis by deed dated  
December 18, 1970 and recorded in the R. M. C. Office for Greenville County in Deed  
Vol. 905, at Page 2 . -308-437.1-1-35

This conveyance is made subject to any restrictions, reservations, zoning ordinances  
or easements that may appear of record, on the recorded plat (s), or on the premises.

The grantees herein expressly assume and agree to pay the balance due on that  
certain note and mortgage executed by the grantors on June 26, 1972 in the original sum  
of \$ 22,300.00 in favor of First Federal Savings and Loan Association of Greenville, re-  
corded in the R. M. C. Office for Greenville County in Mortgage Book 1238, Page 603,  
on which there is a balance due of \$ 22,112.10 as of this date.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-  
taining; 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 law-  
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 2nd day of May 19 73

SIGNED, sealed and delivered in the presence of:

Mary S. Marten  
Bruce Bozeman

Greenville County  
Stamps  
Paid \$ 12.65  
Act No. 390 Sec. 4

Kenneth Wayne Ridings (SEAL)  
Ann B. Ridings (SEAL)  
Ann B. Ridings  
SOUTH CAROLINA  
SOUTH CAROLINA  
SOUTH CAROLINA  
SOUTH CAROLINA  
10 DOLLARS  
10 DOLLARS  
10 DOLLARS  
10 DOLLARS (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 2nd day of May 19 73

Bruce Bozeman (SEAL)  
Notary Public for South Carolina.

Mary S. Marten

My Commission Expires: Aug. 14, 1979

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 re-  
linquish 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 2nd  
day of May 19 73

Bruce Bozeman (SEAL)  
Notary Public for South Carolina.

Ann B. Ridings  
Ann B. Ridings

My Commission Expires: Aug. 14, 1979 73 at 9:48 A. M. No. #31444  
RECORDED this 4th day of May 19 73

437.1