

CONNIE S. TANKERSLEY
R.H.C.
TITLE TO REAL ESTATE Prepared by

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S.C.

KNOW ALL MEN BY THESE PRESENTS, that Michael W. Arms and Brenda P. Arms

DOCUMENTARY
STAMP
TAX
02.00

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FEB 21 4 36 PM '77

CONNIE S. TANKERSLEY
R.H.C.

in consideration of One Thousand and No/100 (\$1,000.00) Dollars,

and the assumption of that certain mortgage 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, by these presents do grant, bargain, sell and release unto Bruce A. Fox, His heirs and Assigns, Forever:

ALL of that certain piece, parcel, or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 41 of Sunny Slopes Subdivision, Section One, according to a plat prepared of said property by C. O. Riddle, Surveyor, February 8, 1971 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4R, at Page 3, and according to said plat having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Rawood Drive, joint front corner of Lots 41 and 42 and running thence with the common line of said lots, N. 36-42 W. 205.7 feet to a point; thence, S. 18-27 W. 97.5 feet to a point; thence, S. 36-42 E. 150 feet to a point on the edge of Rawood Drive; thence running with said street, N. 53-18 E. 80 feet to a point on the edge of said street, the point of Beginning.

As part of the consideration for the within transfer, the Grantee assumes and agrees to pay that certain mortgage over said property given by Judith A. Ferguson to Carolina Federal Savings & Loan Association of Greenville, Greenville, South Carolina, which said mortgage is recorded in the R.M.C. Office for Greenville County, South Carolina, in Mortgage Book 1281, at Page 682 and on which there is a present balance due of Twenty Thousand Four Hundred Fifty-three and 05/100 (\$20,453.05) Dollars.

Grantee agrees to pay Greenville County property taxes for the year 1977.

The within property is the same property conveyed to the Grantor herein by Judith A. Ferguson, by that certain deed dated October 10, 1974, and recorded in the R.M.C. Office for Greenville County, South Carolina on October 15, 1974, in Deed Book 1008, at Page 460.

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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 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 18th day of February, 1977

SIGNED, sealed and delivered in the presence of:

Michael W. Arms (SEAL)
Michael W. Arms
Sharon A. Warner (SEAL)
Sharon A. Warner
Brenda P. Arms (SEAL)
Brenda P. Arms

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 the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 18th day of February 1977.

(SEAL) Sharon A. Warner
Notary Public for South Carolina
My commission expires 7-80

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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GREENVILLE COUNTY
054046

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
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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 18th day of February 1977

(SEAL) Brenda P. Arms
Notary Public for South Carolina
My commission expires 4-7-80

RECORDED this 21st day of February 1977, at 4:36 P.M., No. 20177

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