

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

125 Hartsville Road
Taylors, S. C. 29687

1129-407

KNOW ALL MEN BY THESE PRESENTS, that **GEORGE K. CLARDY**
and **SYLVIA W. CLARDY**

in consideration of **Eighteen thousand eighteen (\$18,018.00)** Dollars,
and assumption of mortgage, as 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 **WILLIAM A. ONCKEN, his heirs and assigns:**

ALL that certain piece, parcel, or lot of land, situate, lying and being
on the northern side of Hartsville Street, Greenville County, South
Carolina, being shown and designated as Lot 204 on a Plat entitled "Final
Plat - Section Three - ORCHARD ACRES", recorded in the RMC office for
Greenville County in Plat Book QQ, at Page 143, and having, according
to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the northern side of Hartsville Street,
joint front corner of Lots 203 and 204, and running thence with the
line of Lot 204, N 03-21 W, 175 feet to an iron pin in the property
line; thence along the property line, N 88-21 E, 106.4 feet to an iron
pin in the line of Lot 206; thence S 01-59 W, 072.5 feet to an iron
pin on the northern side of Hartsville Street; thence along said Street,
S 86-39 W, 90 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways,
zoning ordinances, easements and rights of way, if any, affecting the
above property.

(11)276-T31-3-150

This is the same property conveyed to the Grantors herein by deed of
Wayne A. Pettit and Karen M. Pettit, dated June 1, 1976, recorded June 4,
1976, in Deed Book 1037, at Page 487.

As a part of the consideration herein, the Grantees assume and agree to
pay that certain mortgage in favor of Greer Federal Savings & Loan Assn.,
in the original amount of \$37,300.00, recorded June 10, 1977, in REM
Book 1400, at Page 591, and having a present balance due thereon of
\$35,841.00.

together with all and singular the rights, members, hereditaments and appurtenances thereto in anywise incident or ap-
pertaining; 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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 11 day of July 19 80

SIGNED, sealed and delivered in the presence of:

W. Carl Smith
Ruth Drake

George K. Clardy, Jr. (SEAL)
Sylvia W. Clardy (SEAL)

STATE OF SOUTH CAROLINA }
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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 11th day of July 19 80

W. Carl Smith (SEAL)
Notary Public for South Carolina.

Ruth Drake

My commission expires 9/29/81

STATE OF SOUTH CAROLINA }
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RENUNCIATION

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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-
tate, 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

11 day of July 19 80
W. Carl Smith (SEAL)
Notary Public for South Carolina.

Sylvia W. Clardy
Sylvia W. Clardy

My commission expires

RECORDED this 17 1980 day of _____ 19 _____ at 2:59 P. M., No. 1129

0407

4328 RV-2

SOUTH CAROLINA COUNTY DOCUMENTARY TAX 20.35