

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

1159-307

KNOW ALL MEN BY THESE PRESENTS, that We, Lowell E. Trammell and Betty M. Trammell

in consideration of Twenty five thousand four hundred ninety three & 63/100 -- Dollars, (\$25,493.63) and assumption of mortgage as recited hereinbelow the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Joel B. Taylor and Patricia A. Taylor, 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, Paris Mountain Township, being known and designated as Lot No. 36A, according to a plat of property of D. U. Mauldin prepared by C. C. Jones, Engineers, November 12, 1960, and recorded in the RMC Office for Greenville County in Plat Book WW at Page 13 and having, according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on the southern side of Longforest Drive at the joint front corner of Lots 36A and 36B and running along the joint line of said lots S. 0-15 W. 415.6 feet to an iron pin on a branch, the joint rear corner of Lots Nos. 36A and 36B; thence along said branch representing the line, S. 85-46 E. 48.9 feet to a spring; thence N. 67-43 E. 47.3 feet to an iron pin; thence N. 0-15 E. 400.8 feet to an iron pin on the southern side of said Longforest Drive; thence with the southern side of said Longforest Drive N. 89-45 W. 92 feet to the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way, if any, appearing of record, on the premises, or on the recorded plat, which affect the property hereinabove described.

As a part of the consideration, the grantees assume and agree to pay the balance due on a mortgage to NCB Mortgage South, Inc. recorded in Mortgage Book 1438 at Page 589 in the RMC Office for Greenville County, the present balance being \$21,506.37.

This is the same property conveyed to the grantors herein by deed of Gordon E. Mann dated October 11, 1979 and recorded in the RMC Office of Greenville County in Deed Book 1113 at Page 691.

(13)-308-426-1-13.1

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 9th day of December, 1981

SIGNED, sealed and delivered in the presence of:

Charles E. Howard (Signature)
Patricia A. Sparrow (Signature)

Lowell E. Trammell (SEAL)
Betty M. Trammell (SEAL)

STATE OF SOUTH CAROLINA
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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 9th day of December 1981

Charles E. Howard (SEAL)
Notary Public for South Carolina.

My commission expires 3-19-91

STATE OF SOUTH CAROLINA
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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 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 9th day of December 19 81

Charles E. Howard (SEAL)
Notary Public for South Carolina.

My commission expires 3-19-91

RECORDED this DEC 9 1981 at 4:00 P. I.

South Carolina County Documentary Tax 28.05
GREENVILLE COUNTY
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