

State of South Carolina
GREENVILLE COUNTY

TITLE TO REAL ESTATE

Know All Men by These Presents:

That THOMAS A. MOORE and KAREN C. MOORE, hereafter referred to as Grantor, in consideration of the sum of Six Thousand and No/100 (\$6,000.00) Dollars plus assumption of Mortgage herein described below, paid to Grantors, CHRISTINE MURPHY, by ROBERT JOSEPH MURPHY, JR. and DANNA [redacted] hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee

All that lot of land on the south side of Carolina Avenue in the City of Greenville, County of Greenville, State of South Carolina, shown as lot 340 on plat of Section B of Gower Estates, made by R. K. Campbell, Surveyor, December, 1961 and recorded in the Office of the R.M.C. for Greenville County in Plat Book XX at Pages 36 and 37 and having, according to said plat, the following metes and bounds, to-wit:

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BEGINNING at an iron pin on the south side of Carolina Avenue at the joint front corner of lots 339 and 340 and running thence along the line of lot 339 S. 7-19 E. 175 feet to an iron pin; thence S. 82-41 W. 90 feet to an iron pin; thence with the line of lot 341 N. 7-19 W. 175 feet to an iron pin on the south side of Carolina Avenue; thence along Carolina Avenue N. 82-41 E. 90 feet to the beginning corner.

This property is conveyed subject to the restrictive covenants recorded in the Office of the R.M.C. for Greenville County in Deed Book 693 at Page 07 and is also subject to the drainage easement along the east side of the lot as shown on the plat mentioned above.

This is the same property conveyed to grantors by Deed dated December 5, 1967, recorded in the Office of the R.M.C. for Greenville County, in Deed Book 833, at Page 645.

As part of the consideration for the above conveyance, grantees assume and agree to pay that certain Mortgage dated December 5, 1967, given by Grantors to First Federal Savings and Loan Association in the principal amount of \$22,700.00, the present balance of which is \$21,788.76. Said Mortgage is recorded in the Office of the R.M.C. for Greenville County and Mortgage Book 1078 at Page 325.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining;
TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 16 day of January, 1970.

Signed, Sealed and Delivered in the Presence of

Thomas M. Patrick
a. e. c. Ball



Thomas A. Moore
THOMAS A. MOORE (Seal) XXXXX

Karen C. Moore
KAREN C. MOORE (Seal) XXXXX

Grantors

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also above subscribed witnessed the execution of the within deed by Grantor.

Sworn to before me this

16 day of January, 1970
a. e. c. Ball (Seal)
Notary Public for South Carolina

My Commission expires January 11-19-1979

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify

unto all whom it may concern, that Mrs. KAREN C. MOORE, wife of the within named Grantor did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Grantee and Grantee's Heirs/Successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises above described.

GIVEN under my hand and seal this

16 day of January, 1970
a. e. c. Ball (Seal)
Notary Public for South Carolina

Karen C. Moore

My Commission expires January 11-19-1979

Recorded this 19 day of January, 1970, at 2:37 P. M., No. 16162