

OCT 9 4 18 PM '70

VOL 900 PAGE 153

TITLE TO REAL ESTATE--Prepared by MONTGOMERY, STEVENSON & JOHNSON, Attorneys at Law, Greenville, S. C.  
OLLIE FARRSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that we, Calvin L. Miles and Vera K. Miles

in consideration of One Thousand Nine Hundred Fifty and no/100 (\$1,950.00) Dollars,  
and assumption of mortgage as set forth 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 P & W Enterprises, Inc., its successors and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being on the westerly side of Old Augusta Road and being designated as Lot No. 22 on the plat of Augusta Road Ranches as recorded in the RMC Office for Greenville County, S. C., in Plat Book M, page 47, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Old Augusta Road at the joint front corner of Lots Nos. 21 and 22 and running thence with Old Augusta Road S 5-00 W 50.2 feet to an iron pin; thence S 89-47 W 185 feet to an iron pin; thence N 0-13 W 50 feet to an iron pin; thence N 89-47 E 189.6 feet to an iron pin;

ALSO, all that certain strip of land adjoining the above described property and having the following metes and bounds according to a plat entitled "Property of Billy H. Brackett" made by C. C. Jones dated November 22, 1965:

BEGINNING at an iron pin on the western side of Old Augusta Road at the southeastern corner of the above described lot and running thence along the southern boundary of the above described lot S 89-47 W 200 feet to an iron pin; thence running S 0-15 E 15 feet to an iron pin; thence S 88-50 E 197.8 feet to an iron pin on the western side of Old Augusta Road; thence with Old Augusta Road N 5-00 E 20 feet to an iron pin at the point of beginning.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of ways, if any, affecting the above described property.

As a part of the consideration the grantee does hereby assume and agree to pay as the same becomes due that certain mortgage given by the grantors herein to C. Douglas Wilson & Co. in the face amount of \$12,150.00 recorded in the RMC Office on August 7, 1969, in Mortgage Book 1133, page 393, the principal balance due thereon being \$12,036.81.

For deed into grantors see Deed Book 873, page 343.

GRANTEE TO PAY 1970 TAXES.

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 October 1970.

SIGNED, sealed and delivered in the presence of:

Calvin L. Miles (SEAL)  
Vera K. Miles (SEAL)  
Anita C. Ezeta (SEAL)  
Shafiq B. Kundak (SEAL)  
SOUTH CAROLINA DOCUMENTARY DOLLAR (3)  
SOUTH CAROLINA DOCUMENTARY DOLLAR (3)  
SOUTH CAROLINA DOCUMENTARY DOLLAR (3)  
Greenville County Stamps Paid \$ 220

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (she saw the undersigned 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(es) subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of October 1970.

Shafiq B. Kundak (SEAL)  
Notary Public for South Carolina.  
My commission expires November 19, 1979.

Anita C. Ezeta (SEAL)  
SOUTH CAROLINA DOCUMENTARY DOLLAR (3)

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 whatsoever, 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of October 1970

Shafiq B. Kundak (SEAL)  
Notary Public for South Carolina.  
My commission expires November 19, 1979.

Vera K. Miles

RECORDED this 9th day of October 1970, at 4:18 P. M. No. #8602

51-1-2223-1-15