

Nov 30 5 01 PM '73

TITLE TO REAL ESTATE—Prepared by Wilkins & Wilkins, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DONNIE S. TANKERSLEY
R.M.C.

VOL 989 PAGE 275

KNOW ALL MEN BY THESE PRESENTS, that ELLISON HINES THREATT, JR.

In consideration of Ten Thousand Nine Hundred Ninety-two and 34/100 (\$10,992.34) Dollars,
AND ASSUMPTION OF MORTGAGE

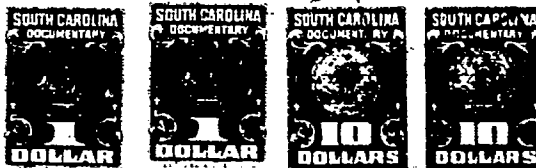
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto JAMES W. KERR, his heirs and assigns, *OK*

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the southeast side of East North Street, in the city of Greenville, being shown as Lot # 16, on plat of the property of Overbrook Land Company, made by H. Olin Jones, September 17, 1913, recorded in plat book E at page 251, and described as follows:

Beginning at a stake on the southeast side of East North Street 86.3 feet southwest of Chestnut Street, at corner of Lot #17, and running thence with the line of said lots S. 41-29 E. 184.8 feet to a stake; thence S. 39-42 W. 91 feet to a stake at corner of Lot # 15; thence with the line of said lot, N. 44-21 W. 192.8 feet to a stake on East North Street; thence with the southeast side of said street N. 41-28 E. 50 feet to a stake; thence N. 48-03 E. 50 feet to the beginning corner.

This is the same property conveyed to grantor by Tedson, Inc., a South Carolina Corporation, by deed dated Aug 31, 1971 recorded Sept 7, 1971 in deed vol. 924 page 357 of the RMC Office for Greenville County, S. C., and is conveyed subject to any recorded restrictions, easements or rights of way or those shown on the ground. Also subject to zoning ordinances.

As a part of the consideration for this conveyance, the grantees herein assume and agree to pay that certain mortgage given by grantor to Fidelity Federal Savings and Loan Association in the original amount of \$18,000 dated Oct 5, 1971, recorded Oct. 5, 1971 in mortgage vol. 1209 page 4 of the RMC Office for Greenville County, S. C., on which there is a balance due of \$ 17,007.66.



Greenville County
Stamps
Paid \$ 12.10
Act No. 320 Sec. 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 30 day of November, 1973.

SIGNED, sealed and delivered in the presence of:

William W. Wilkins, Jr.
Debra A. Dill

Ellison Hines Threatt, Jr. (SEAL)
Ellison Hines Threatt, Jr. (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (she 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 30 day of November, 1973

William W. Wilkins, Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 1-16-80

Debra A. Dill

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 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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this

30 day of November, 1973

William W. Wilkins, Jr. (SEAL)
Notary Public for South Carolina
My commission expires: 1-16-80

Phyllis S. Threatt

RECORDED this day of NOV 30 1973 at M. No. 14036

0275

4328 173