

FILED
GREENVILLE, S. C.
JUL 8 2 05 PM '74
DONNIE S. TAYLOR

Vol 1002, 503

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that we, A. James Nelson and Ellis L. Darby, Jr.,

in consideration of Thirteen Thousand Four Hundred Ninety-Nine and 20/100 (\$13,499.20)--Dollars, and assumption of that certain mortgage hereinafter set forth, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Donald E. Wavra and Helen T. Wavra, their heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being shown as Lot No. 271 on plat of Del Norte Estates, Section II, as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 4N, at Pages 12-13, and fronting on Sherborne Drive.

Derivation: Deed Book 935, at Page 625.

This property is conveyed subject to restrictions as recorded in Deed Book 921, at Page 442, Deed Book 858, at Page 451, and Deed Book 867, at Page 575; to a five-foot drainage and utility easement along all side and rear lines plus a five-foot drainage easement across the rear as specifically shown on the recorded plat; further this property is conveyed subject to any other easements, restrictions, rights-of-way and/or zoning ordinances of record and/or on the ground affecting said property, if any.

As part of the consideration herefor, the Grantees herein assume and agree to pay that certain real estate mortgage given by the Grantors to Security Federal Savings and Loan Association as recorded in the RMC Office for Greenville County, South Carolina, in REM Book 1221, at Page 421, on which there is a present balance owing of \$27,450.80.



Greenville County
Stamps
Paid \$ 14.85
Act No. 350 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 8th day of July, 19 74.

SIGNED, sealed and delivered in the presence of:

Willie C. Guter (SEAL)
Marie R. Johnson (SEAL)
A. James Nelson (SEAL)
Ellis L. Darby Jr. (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 8th day of July 1974.

Marie R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires Nov 19, 1979
Willie C. Guter

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

8th day of July 19 74
Marie R. Johnson (SEAL)
Notary Public for South Carolina
My commission expires Nov 19, 1979
Willie C. Guter

RECORDED this JUL 8 day of 1974 at 669 M., No.

10563

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