

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

DOONIE S. TANKERSLEY
R.M.C.

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KNOW ALL MEN BY THESE PRESENTS, that I, ALBERT FRANKLIN WILLARD

in consideration of ONE DOLLAR (\$1.00) and assumption of mortgage indebtedness - - - Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto MILTON TAYLOR RICHARDS, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being on the northeasterly side of Griffin Drive, in the City of Greenville, County of Greenville, S. C., and being designated as Lot No. 1 on plat of Property of Donald E. Baltz as recorded in the RMC Office for Greenville County, S. C. in Plat Book Z, page 187, and being the same property conveyed to Albert Franklin Willard by deed recorded in the RMC Office on May 15, 1972 in Deed Book 943, page 317, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin, said iron pin being the joint front corner of Lots 1 and 2 on the northeasterly side of Griffin Drive, and running thence N 6-50 E to an iron pin, the joint rear corner of said Lots; turning and running thence N 33-10 E 57.2 feet to an iron pin on the southeasterly side of Columbia Circle; running thence with said southeasterly side of Columbia Circle S 66-37 W 152.3 feet to an iron pin, said iron pin being at the junction of Griffin Drive and Columbia Circle; turning and running thence with the northeasterly side of Griffin Drive S 33-10 E 80 feet to an iron pin, the point of beginning.

As a part of the consideration herein the grantee does hereby assume and agree to pay the balance due of \$14,527.46 on that certain mortgage given by the grantor herein to C. Douglas Wilson & Co. in the face amount of \$14,800.00, dated May 15, 1972, and recorded May 15, 1972 in the RMC Office for Greenville County, S. C. in Mortgage Book 1233, page 221.

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

Grantee to pay 1974 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)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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)' 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 7th day of September 1974
Albert Franklin Willard (SEAL)
ALBERT FRANKLIN WILLARD

SIGNED, sealed and delivered in the presence of:
Henry J. Richards (SEAL)
Ollie Mae Arrowood (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 7th day of September 1974
Ollie Mae Arrowood (SEAL)
Notary Public for South Carolina
My commission expires 7-18-82
Henry J. Richards

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 grantor(s) and the grantee(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 7 day of Sept 1974
Ollie Mae Arrowood (SEAL)
Notary Public for South Carolina
My commission expires 7-18-82
Carol W. Willard
CAROL W. WILLARD

RECORDED this SEP 20 1974 at 10:01 A. M., No. 7758

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