

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that I, Calvin Coleman

in consideration of One Dollar and assumption of mortgage \$2000.00,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Jean Coleman, her heirs and assigns forever:

MY ONE HALF UNDIVIDED INTEREST IN AND TO:

ALL that lot of land in the State of South Carolina, County of Greenville, located on the southeasterly side of Staunton Bridge Road and being known and designated as Lot No. 26 on a Plat of Staunton Court recorded in Plat Book PPP at page 41 and having such metes and bounds as appear by reference to said plat.

This is the identical property conveyed to the grantor by deed of Walter B. Meaders recorded in Deed Book 820, at page 60, in the RMC Office for Greenville County.

The Grantee assumes and agrees to pay the balances on the following three mortgages: Balance due on mortgages \$13,253.25.

1. Mortgage recorded in Book 1058 at page 23 in the original amount of \$15,000.00, held by Carolina National Mortgage Investment Company.
2. Mortgage recorded in Book 1092 at page 214 in the original amount of \$4,158.84 now held by Empire Acceptance Company, Inc.
3. Mortgage recorded in Book 1115 at page 351 in the original amount of \$1,046.50 held by Walter B. Meaders.

This deed is made subject to recorded restrictions and easements which may appear of record on the recorded plat.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, successors and assigns against the grantor(s) and the grantor's(s') heirs, successors and assigns 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 4th. day of April 1975.

SIGNED, sealed and delivered in the presence of:

<u>Griffin & Howard</u>	<u>Calvin Coleman</u> (SEAL)
<u>Ruby Helat. Buehler</u>	_____ (SEAL)
_____	_____ (SEAL)
_____	_____ (SEAL)

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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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 4th. day of April 1975.

Griffin & Howard (SEAL)
Notary Public for South Carolina
My commission expires: 9-74

Ruby Helat. Buehler

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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, 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 4th. day of April 1975.

Notary Public for South Carolina.
My commission expires: _____

RECORDED this _____ day of APR 7 1975 12:07 P.M., No. 23171

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