

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GRANTEE'S ADDRESS: PO Box 476  
Mauldin, SC 29662

Vol 1079 p 620

KNOW ALL MEN BY THESE PRESENTS, that LARRY G. BOYER AND MARILYN P. BOYER

in consideration of ONE DOLLAR AND ASSUMPTION OF MORTGAGE AS HEREINAFTER STATED 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

LEAKE & GARRETT, INC., IT SUCCESSORS AND ASSIGNS FOREVER:

ALL that certain piece, parcel or lot of land situate, lying and being in Greenville County, State of South Carolina, in the City of Fountain Inn, being known and designated as Lot No. 43 of Woodfield Heights as shown by plat thereof recorded in the RMC Office for Greenville County in Plat Book PPP at Page 109 and as shown on a more recent plat entitled "Property of Larry G. Boyer and Marilyn P. Boyer", dated September 24, 1975, prepared by W. R. Williams, Jr. and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Garrett Street at the joint front corner of Lots Nos. 42 and 43 and running thence with the joint line of said lots N. 83-16 W., 152.7 feet to an old iron pin; thence N. 24-01 E., 135.5 feet to an old iron pin at the joint rear corners of Lots Nos. 43 and 23; thence with the joint line of said lots N. 89-10 E., 118.6 feet to an iron pin on the western side of Garrett Street; thence with the western side of said street S. 0-30 W., 150 feet to the point of beginning.

This is the identical property conveyed to the grantors by deed of First Piedmont Bank & Trust Company as recorded in the RMC Office for Greenville County in Deed Book 1025 at Page 31 dated September 30, 1975.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat (s) or on the premises.

As part of the consideration, it is understood and agreed that the grantee(s) herein assume and agree to pay the balance on that certain mortgage held by Collateral Investment Company in the original amount of \$18,400.00 recorded in the RMC Office for Greenville County in Mortgage Book 1349 at Page 933 and having a current balance of \$18,049.45

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 20 day of December, 19 77

SIGNED, sealed and delivered in the presence of:

Michael James  
Douglas H. Lane

Larry G. Boyer (SEAL)  
LARRY G. BOYER (SEAL)  
Marilyn P. Boyer (SEAL)  
MARILYN P. BOYER (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 written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 20 day of December 19 77

Michael James (SEAL)  
Notary Public for South Carolina.

My commission expires 1/24/83

STATE OF SOUTH CAROLINA }  
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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 or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this

20 day of December 19 77

Michael James (SEAL)  
Notary Public for South Carolina.

My commission expires 1/24/83

Marilyn P. Boyer  
MARILYN P. BOYER

RECORDED this 2 day of DEC 22 1977 at 11:51 A. M., No. 1434

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