

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

3 Yeoman Street
Greenville, S. C. 29605

FILED
AUG 30 2 32 PM '79
SONNIE STANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that

RUTH P. RICHARDS

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in consideration of Twenty-two thousand five hundred thirty-four and 71/100 Dollars, (\$22,534.71) and assumption of mortgage, as set out below the receipt of which is hereby acknowledged, have granted, bargained, sold, and assigned, and by these presents do grant, bargain, sell and release unto MARY C. BRYANT, her heirs and assigns forever:

ALL that certain piece, parcel, or lot of land, situate, lying and being on the southerly side of Yeoman Street, Greenville County, South Carolina, being shown and designated as a portion of Lot 74 on Final Plat of CHESTNUT HILLS, No. 1, recorded in the RMC Office for Greenville County in Plat Book QQ, at Page 83, and having, according to a more recent survey entitled "Property of Jack S. Wilson" dated December 1964, prepared by Dalton & Neves, the following metes and bounds:

BEGINNING at an iron pin on the south side of Yeoman Street at the joint front corner of Lots 73 and 74, and running thence along the common line of said Lots along which there is a drainage easement of 5 feet on each side, S 15-49 W, 150 feet to an iron pin; thence N 73-23 W, 70.6 feet to an iron pin in the line of Lot 75; thence with the common line of Lots 74 and 75, N 11-59 E, 150 feet to an iron pin on the southerly side of Yeoman Street; thence with said Street, S 73-39 E, 72 feet to an iron pin; thence continuing with Yeoman Street, S 74-01 E, 13 feet to an iron pin, the point of beginning.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This is the same property conveyed to Thomas B. Richards and Ruth P. Richards by deed of Robert C. Weaver, Secretary of Housing & Urban Development, recorded November 18, 1966, in Deed Book 809, at Page 359. Thomas B. Richards conveyed his one-half interest to Grantee by deed recorded March 1, 1978, in Deed Book 1074, at Page 931.

As a part of the consideration herein, the Grantee assumes and agrees to pay that certain mortgage in favor of The Lomas & Nettleton Co., a Conn. Corp., in the principal amount of \$14,700.00, recorded in REM Book 1044, at Page 661, assigned to Federal National Mortgage Association, REM Book 1044, Page 661, and having a present balance of \$11,365.29.

-26-102-2-309.1

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 hand(s) and seal(s) this 28 day of August, 1979

SIGNED, sealed and delivered in the presence of:
Ruth P. Richards (SEAL)
Ruth P. Richards (SEAL)
W. Conrad Drake (SEAL)
Ruth Drake (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF Greenville

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's act a 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 28th day of August 1979
W. Conrad Drake (SEAL) Ruth Drake

Notary Public for South Carolina.
My commission expires 9/22/81

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER GRANTOR A WOMAN
COUNTY OF

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.

GRANTOR (name, hand and seal) this

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY TAX STAMP
AMOUNT \$25.00

SOUTH CAROLINA COUNTY DOCUMENTARY TAX
AUG 30 1979
\$25.00

7326

at 2:32 P.M.

RECORDED AUG 30 1979

1000

GREENVILLE COUNTY

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