

GRANTEES ADDRESS: 101 Beaufort St.
Greenville, SC29615

TITLE TO REAL ESTATE-

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

1139-52

RECORDED
NOV 23 AM '80
S.C.

KNOW ALL MEN BY THESE PRESENTS, that JAMES T. RUDD,

in consideration of FORTY-ONE THOUSAND, NINETY-ONE AND 75/100 (\$41,091.75) Dollars,
and assumption of Mortgage as set forth below,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell
and release unto JOHN SKILLEN and VIRGINIA R. SKILLEN, their heirs and assigns
forever;

ALL that lot of land, with the buildings and improvements thereon, situate
on the South side of Beaufort Street and on the West side of Richbourg
Road, near the City of Greenville, in Greenville County, S. C., being shown
as Lot No. 116 on plat of Section 2 of McSwain Gardens, made by C. O.
Riddle, October 1956, recorded in the RMC Office for Greenville County,
S. C., in Plat Book LL, Page 137, and having according to said plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Richbourg Road at joint corner
of Lots Nos. 116 and 117 and runs thence along the line of Lot No. 117,
S. 67-00 W., 160 feet to an iron pin; thence along the line of Lot No. 125,
N. 23-00 W., 141.7 feet to an iron pin on the South side of Beaufort Street;
thence with the curve of Beaufort Street (the chord being N. 60-19 E.,
60.6 feet) to an iron pin; thence still along Beaufort Street, N. 67-00 E.,
85 feet to an iron pin; thence with the curve of Beaufort Street and Richbourg
Road (the chord being S. 68-00 E., 21.2 feet) to an iron pin on the West
side of Richbourg Road; thence with Richbourg Road, S. 23-00 E., 135 feet
to the BEGINNING CORNER.

(12) 271-277.3-7-1

This is the same property conveyed to the grantor herein by Deed of
Harold N. Pettit and Ann Pettit, dated August 24, 1964, and recorded in the
RMC Office for Greenville County, S. C., in Deed Book 756, Page 121.

As part of the consideration herein, the Grantees specifically assume and
agree to pay that certain mortgage in favor of NCNB Mortgage Corporation, in
the principal sum of \$17,750.00, recorded in the RMC Office for Greenville
County, S.C., in Mortgage Book 964, Page 341, on August 24, 1964, and having
a present principal balance due thereon of \$11,548.25.

Grantees to pay taxes for 1981 and subsequent years.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or ap-
pertaining; 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 per-
son whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 28th day of November, 19 80

SIGNED, sealed and delivered in the presence of:

James T. Rudd
Janya K. Reuban

James T. Rudd (SEAL)
(James T. Rudd)

STATE OF SOUTH CAROLINA
DOCUMENTARY TAX \$ 83.00

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

SWORN to before me this 28th day of November, 19 80

James C. Mozley Jr. (SEAL) Janya K. Reuban
Notary Public for South Carolina.

My commission expires BY COMMISSION EXPIRES 12-22-81

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER N/A

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 whomso-
ever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and es-
tate, 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
day of 19

Notary Public for South Carolina.

My commission expires

RECORDED this 23 1980 day of NOV, at 10:43 A.M., No. 16280

GREENVILLE COUNTY DOCUMENTARY TAX \$ 45.65
NOV 28 '80

SCTG --- NC2880 328 4.0001

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