

1145-586

TITLE TO REAL ESTATE Love, JAMES, ALBERT & S. C. 110 E. Washington St. Greenville, S.C.  
STATE OF SOUTH CAROLINA 11:22 PM '81 Grantee's Mailing Address 315 Mimosa Drive  
COUNTY OF GREENVILLE GREENVILLE, S. C. 29615  
W. H. WILKINSLEY

KNOW ALL MEN BY THESE PRESENTS, that Donald E. Franklin

in consideration of Four Thousand (\$4,000.00) Dollars and assumption of mortgage Rebate.  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Craig A. O'Neal and James T. Wolff, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, on the northwestern side of Circle Street (formerly Hill Street) at Taylors, South Carolina, and known and designated as Lot 21 of a subdivision known as "Chick Springs" plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book PPP at Page 17, said lot having such metes and bounds as appear thereon.

11(276) T 7-1-84

This is the same property conveyed to the grantor by deed of Terry L. Phillips and Dora D. Phillips recorded on January 26, 1981 in Deed Book 1141 at page 469.

This conveyance is subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

As a part of the consideration the Grantees hereby agree and assume to pay the balance due on the mortgage from Terry L. Phillips and Dora D. Phillips to The Kissell Company recorded in the Office of the R. M. C. for Greenville County in Mortgage Book 1491 at Page 735, the present balance of said mortgage being \$11,556.22 (approximately).



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 27th day of March 1981

SIGNED, sealed and delivered in the presence of:  
Jane E. Woodruff (SEAL)  
Donald E. Franklin (SEAL)  
(SEAL)  
(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 other witness subscribed above witnessed the execution thereof.

SWORN to before me this 27th day of March 1981.

Donald E. Franklin (SEAL) Jane E. Woodruff  
Notary Public for South Carolina  
My commission expires: 5-11-81

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 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 27th day of March 1981.

(SEAL)  
Notary Public for South Carolina.  
My commission expires: APR 2 1981

RECORDED APR 2 1981 day of at 2:28 P. M. No. 27712

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