

GRANTEE'S ADDRESS: 49 Wallace Street, Greenville, SC 29605

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

BOOK 1164 PAGE 23

KNOW ALL MEN BY THESE PRESENTS, that we, ~~Vension J. Baker~~ Vension J. Baker and Tevya M. Kuperstock Baker,

in consideration of Nine Thousand Eight Hundred Eighty-One and 28/100 (\$9,881.28)----- Dollars,
and assumption of mortgage set out 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

James W. Montgomery, His Heirs and Assigns Forever:

All that piece, parcel or lot of land situate, lying and being in the County of
Greenville, State of South Carolina, being shown as Lot No. 3 on plat of a subdivision
for Dunean Mills, Section 2, recorded in Plat Book S at Pages 173-177 in the RMC
Office for Greenville County and having such metes and bounds as shown thereon, said
lot fronting on Wallace Street and being also known as #49 Wallace Street.

This is the same property conveyed to the Grantors herein -by deed of Ralph E. Southerland
dated September 27, 1971, and recorded in the Office of the RMC for Greenville County
on September 28, 1971, in Deed Book 926 at Page 188.

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

14 (235) 103 - 6 - 12

The Grantee herein specifically assume and agrees to pay that certain mortgage given
by the Grantors to Collateral Investment Company dated September 28, 1971, in the
original amount of \$11,950.00 recorded in Mortgage Book 1208 at Page 48, RMC Office
for Greenville County and having a present principal balance of \$10,118.72.

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 administra-
tors 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 12th day of March 19 82.

SIGNED, sealed and delivered in the presence of:

Vension J. Baker (SEAL)
Vension J. Baker

Sarah R. Hain
Vicki H. Hain

Tevya M. Kuperstock Baker (SEAL)
Tevya M. Kuperstock Baker (SEAL)

ALABAMA }
STATE OF ~~SOUTH CAROLINA~~ } PROBATE
COUNTY OF ~~GREENVILLE~~ }
TALLAS

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 12 day of March 19 82.

Sarah R. Hain (SEAL)
Notary Public for ~~South Carolina~~ Alabama
My commission expires: 4-30-85

Vicki H. Hain

ALABAMA }
STATE OF ~~SOUTH CAROLINA~~ } RENUNCIATION OF DOWER
COUNTY OF ~~GREENVILLE~~ }
TALLAS

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 whom-
soever, 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
12 day of March 1982
Sarah R. Hain (SEAL)
Notary Public for ~~South Carolina~~ Alabama
My commission expires: 4-30-85

Tevya M. Kuperstock Baker
Tevya M. Kuperstock Baker

DOCUMENTS
STAR
COUNTY
11.00

RECORDED MAR 17 1982 at 4:13 P.M.

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