

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that John H. Ferguson and Debra C. Ferguson

in consideration of Twenty-three Thousand Three Hundred Fifty-six and 87/100--(\$23,356.87)- 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

Helen M. Deacon, her heirs and assigns, forever:

ALL that certain piece, parcel or lot of land situate, lying and being in the State
of South Carolina, County of Greenville, being known and designated as Lot No. 64 as
shown on a plat of CHESTERFIELD ESTATES SUBDIVISION, SECTION III, recorded in the
R.M.C. Office for Greenville County, South Carolina, in Plat Book 5-P, at page 66,
reference to which is hereby made for a more complete description by metes and bounds.

This is the same property conveyed to the Grantors by James R. Brown and Kelly M. Brown
by deed recorded in the R.M.C. Office for Greenville County, South Carolina, in
Deed Book 1149, at page 290, on June 3, 1981.

This conveyance is made 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 for this conveyance, the Grantee assumes and agrees
to pay the balance due on that certain mortgage to NCNB Mortgage Corporation dated
February 9, 1979, and recorded in the R.M.C. Office for Greenville County, South
Carolina, in Mortgage Book 1457, at page 226, said mortgage having a present
principal balance of \$33,543.13.

- 20 - 91 - 609.2 - 1 - 120



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 June 1984

SIGNED, sealed and delivered in the presence of:

Elizabeth Johnson

Notary Public for South Carolina

John H. Ferguson (SEAL)
John H. Ferguson
Debra C. Ferguson (SEAL)
Debra C. Ferguson (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 written deed and that (s)he, with the other witness subscribed
above, witnessed the execution thereof.

SAYON to before me this 28th day of June 1984

Elizabeth Johnson (SEAL)
Notary Public for South Carolina

My commission expires 3-28-89

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 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

28 day of June 1984

Debra C. Ferguson (SEAL)
Notary Public for South Carolina

Debra C. Ferguson
Debra C. Ferguson

My commission expires 9-6-88

RECORDED this 23rd day of July 1984 at 10:27 A. M., No. 2296