

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 97307

STATE OF SOUTH CAROLINA, }
Greenville County. }

KNOW ALL MEN BY THESE PRESENTS, That Fannie B. Hand

in the State aforesaid

in consideration of the sum of Two thousand five hundred

DOLLARS,

and the assumption of a mortgage for Two thousand Dollars

to me paid by Mrs. Emma Duncan

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release, unto the said Mrs. Emma Duncan

all that piece, parcel or lot of land in School District 7-H, Greenville Township, Greenville County, State of South Carolina.

and being more particularly described as follows:

Beginning at an iron pin on the North side of the Laurens Road, and on the East side of Montevista Avenue, being the old corner of Lot #1 of Block "D" of the sub-division known as Carolina Court; running thence with Montevista Avenue N. 23-55 E. 143.7 feet to an iron pin on Montevista Avenue, and being in line of lot #1; thence S. 59-45 E. 128-feet, crossing lots #1 and #2 of said sub-division, to an iron pin in line of Lot #3; thence with line of said lot #3 S. 21-53 W. 153.9 feet to an iron pin on the North side of the said Laurens Road; thence with the said Laurens Road N. 55-45 W. 135.6-feet to the beginning corner; this being all of Lots #1 and #2, of Block "D", in said sub-division, except a portion heretofore sold to Myrtle B. Eskew by deed dated Feb. 25th, 1938, and recorded in R. M. C. Office for Greenville County, in Deed Book 202, at page 12, which lot had a 55-foot frontage on Montevista Avenue, running back to a 45-foot distance on Lot #3.

This is a portion of lots 1 & 2 Block D, Carolina Court, a subdivision near Greenville on the Laurens Road, a plat of said subdivision being recorded in R. M. C. Office for Greenville County in Plat Book F, at page 96.

The grantee herein assumes and agrees to pay a certain note and mortgage given by the grantor to the First Federal Savings and Loan Association of Greenville, S. C. recorded in office of R. M. C. for Greenville County in Mortgage Book 268 at page 302. There is a balance due on said mortgage as of Dec. 1st, 1938 of \$2005.34.

The grantor guarantees that there are no other liens of any kind on this property and that all taxes have been paid through 1938.