

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY AUG 18 9 14 AM 1953

Know All Men by These Presents:

That I, J. K. Moody in the State aforesaid, in consideration of the sum of Twenty-Six Hundred and No/100 (\$2600.00) and assumption of mortgage set out below DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 Thomas W. Muckenfuss, his heirs and assigns forever:

All that lot of land in Greenville County, State of South Carolina, on the South-western side of Monaghan Avenue, near the City of Greenville, being known and designated as lot 36 on plat of Victor Monaghan Company Development No. 1, recorded in Plat Book M at Page 39, and described as follows:

BEGINNING at an iron pin on the Southwestern side of Monaghan Avenue, at the joint front corner of lots 35 and 36, and running thence along the joint line of said lots, N. 82-53 W. 137.4 feet to iron pin; thence S. 13-58 W. 70 feet to an iron pin; thence S. 45-10 E. 213.4 feet to an iron pipe at the corner of lots 36 and 37; thence along the line of lot 37, N. 19-20 E. 160.8 feet to iron pin on the Southwestern side of Monaghan Avenue; thence along the Southwestern side of Monaghan Avenue along a curved line, the chord of which is N. 47-27 W. 70 feet to the point of beginning. Being the same premises conveyed to the grantor by William A. Hammond by deed recorded in Volume 482 at Page 271.

Grantee is to pay 1953 taxes.

As a part of the consideration for this deed the grantee assumes and agrees to pay a Balance of \$3000.00 on a mortgage held by Fidelity Federal Savings & Loan Association.



TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 17 day of August in the year of our Lord One Thousand Nine Hundred and Fifty-Three

Signed, Sealed and Delivered in the Presence of Ena W. King, B.O. Thomason, Jr. and J. K. Moody (Seal)

STATE OF SOUTH CAROLINA, Greenville County Personally appeared before me Ena W. King and made oath that s he saw the within named grantor(s) J. K. Moody sign, seal and as his act and deed deliver the within written deed, and that s he, with ~~J. K. Moody~~ B.O. Thomason, Jr. witnessed the execution thereof. Sworn to before me this 17 day of August, A. D. 19 53 Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County I, Ena W. King Notary Public, do hereby certify unto all whom it may concern, that Mrs. Frances B. Moody wife of the within named J. K. Moody did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto Thomas W. Muckenfuss, his Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 17 day of August, A. D. 19 53 Ena W. King Notary Public for South Carolina Frances B. Moody

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 18th day of August 19 53, at 9:54 A. M., No. #18331