

TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Know All Men by These Presents:

That we, W. T. Bidwell and Christine K. Bidwell in the State aforesaid,
in consideration of the sum of One and no/100 DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

James W. Duncan and Mildred K. Duncan, their heirs and assigns forever:

All that lot of land, with all improvements thereon, or hereafter constructed thereon, situate in Chick Springs Township, Greenville County, State of South Carolina, being known as lot no. 11 as shown on plat of Pine Brook Development made by W. N. Willis, Engineer, on March 27, 1951, recorded in the R.M.C. Office for Greenville County in plat book Z at page 148, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northeastern side of Elaine Drive (formerly Keasler Street) joint front corner of lots 11 and 13 and running thence along the common line of said lots N 56-29 E, 150 feet to an iron pin, joint rear corner of said lots; thence S 33-31 E, 82.8 feet to an iron pin, joint rear corner of lots 9 and 11; thence along the common line of said lots S 53-37 W, 150 feet to an iron pin on Elaine Drive; thence along Elaine Drive N 33-31 W, 90 feet to the point of beginning.

This is the same property conveyed to me in deed book 601 at page 278.

These grantees assume the mortgage to Carolina Federal Savings & Loan Association in mortgage book 751 at page 385 on which there is a balance due of \$7,701.74 and mortgage to Christine K. Bidwell on which there is a balance of \$1,088.52.

Grantees to pay 1958 taxes.

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 their 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 18 day of November in the year of our Lord One Thousand Nine Hundred and Fifty Eight

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]

[Signatures of W. T. Bidwell and Christine K. Bidwell] (Seal)

(Seal)

State of South Carolina
COUNTY OF Greenville

Personally appeared before me Sara F. Allison

and made oath that she saw the within named grantor(s) W. T. Bidwell and Christine K. Bidwell sign, seal and as their act and deed deliver the within written deed, and that she, with Charles W. Spence witnessed the execution thereof.

Sworn to before me this 18 day of November, A. D., 1958
[Signature] (Seal)
Notary/Public for South Carolina

[Signature of Sara F. Allison]

State of South Carolina
COUNTY OF Greenville

RENUNCIATION OF DOWER
I, Charles W. Spence

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Christine K. Bidwell wife of the within named W. T. Bidwell 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 James W. and Mildred K. Duncan, their Heirs and Assigns, all her interest and estate, and also all 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 18 day of November, A. D., 1958
[Signature] (Seal)
Notary/Public for South Carolina

[Signature of Mrs. Christine K. Bidwell]

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ 12:42 P. M.
Recorded this 19th day of November 1958, at _____ M., No. 12990

P15.11-4-25