

FILED
GREENVILLE CO. S. C.

BOOK 625 PAGE 267

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

MAY 21 9 54 AM 1959

Know All Men by These Presents:

That I, JOHN E. ANDERSON, JR.

OLLIE ...

in the State aforesaid,

in consideration of the sum of ONE AND NO/100-----DOLLARS,
and love and affection
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
JAMES D. ANDERSON AND MAXINE S. ANDERSON

All of my right, title and undivided interest in and to all that lot of land on the west side of Ridgeland Avenue, in the City of Greenville, County of Greenville, State of South Carolina, shown as the southern one-half of Lot 32 and the northern one-half of Lot 33, as shown on a plat of Cleveland Terrace, made by Dalton & Neves, Engineers, February, 1926, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "G", at page 210 (being recorded in Plat Book "M", at page 143), and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Ridgeland Avenue in the center of front line of Lot 32, said pin being 40 feet south from the joint front corner of lots 31 and 32, and running thence through the center of Lot 32, N. 83-12 W. 154 feet to an iron pin in the center of the rear line of Lot 32 on the east side of a 10 foot alley; thence along the east side of said alley, S. 7-51 W. 83 feet to an iron pin in the center of the rear line of Lot 33; thence through the center of Lot 33, S. 84-35 E. 161.9 feet to an iron pin on the west side of Ridgeland Avenue in the center of the front line of Lot 33; thence continuing with the line of Ridgeland Avenue, N. 3-52 E. 40 feet to the beginning corner.

This being my undivided interest in the above described property of my father, John E. Anderson, who died intestate October 7, 1953; the same property having been conveyed to John E. Anderson and Ella W. Anderson, June 10, 1953, by deed recorded in Deed Book 480 at Page 12.

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 27th day of April in the year of our Lord One Thousand Nine Hundred and Fifty Nine

Signed, Sealed and Delivered in the Presence of

Carroll W. Ames
Alyce M. Sawyer

John E. Anderson, Jr. (Seal)

(Seal)

State of South Carolina, MAINE
Piscataquis County
Greenville County
Personally appeared before me ~~XXXXXXXXXXXXXXXXXXXX~~
Carroll W. Ames
and made oath that he saw the within named grantor(s) John E. Anderson, Jr.
sign, seal and as his act and deed
witnessed the execution thereof.
deliver the within written deed, and that he, with Alyce M. Sawyer
Sworn to before me this 27th day of April, A. D. 1959
Carroll W. Ames (Seal)
Notary Public for South Carolina MAINE
My commission expires April 1, 1964

State of South Carolina, MAINE RENUNCIATION OF DOWER
Piscataquis County
Greenville County
I, Alyce M. Sawyer Notary Public, do hereby certify
unto all whom it may concern, that Mrs. *Beverly C. Anderson*
wife of the within named John E. Anderson, Jr.
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 D. Anderson and Maxine S. Anderson, 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 5th day of May, A. D. 1959
Alyce M. Sawyer (Seal)
Notary Public for South Carolina
My commission expires _____ day of _____, 19____
Recorded this 21st day of _____, 1959, at 9:54 A.M., No. 30879