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BOOK 823 PAGE 405

JAMES D. MCKINNEY, JR.
ATTORNEY AT LAW

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, George T. Wikstrom

in consideration of (\$1,794.07) and the assumption of the below described mortgage Dollars,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto
James E. Grooms and Annie M. Grooms

All of that certain lot of land with the buildings and improvements thereon in the County of Greenville, State of South Carolina, and near the City of Greenville, lying and being on the northwesterly side of Merrywood Drive, and being known and designated as Lot No. 109 on Plat No. 2 of Thornwood Acres as recorded in the R. M. C. Office for Greenville County in Plat Book MM at page 105, and having the following metes and bounds according to said plat:

BEGINNING at an iron pin on the northwesterly side of Merrywood Drive said pin being the joint front corner of Lots Nos. 108 and 109 and running thence along Merrywood Drive, N. 59-05 E. 97.6 feet to an iron pin; thence with the curve of the intersection (the chord being N. 14-05 E. 35.9 feet to an iron pin on the southwesterly side of Longwood Drive; thence with the southwesterly side of Longwood Drive, N. 30-55 W. 92.7 feet to an iron pin; thence continuing with said Drive, N. 33-56 W. 32.3 feet to an iron pin joint corner of Lots Nos. 109 and 110; thence with the common line of said lots, S. 59-19 W. 129.1 feet to an iron pin joint corner of Lots Nos. 108, 109, and 110; thence S. 34-02 E. 150.4 feet to an iron pin in the northwesterly side of Merrywood Drive, the point of beginning.

As part of the consideration for the within conveyance the grantees assume that mortgage on the above described property given by the grantor to The Prudential Insurance Company of America, which mortgage is recorded in the R. M. C. Office for Greenville County in Mortgage Book 935 at page 51, with balance due thereon in the sum of \$14,705.93.

For deed to grantor see Deed Book 732 at page 69.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; 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 person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 12th day of July 19 67

SIGNED, sealed and delivered in the presence of:

George T. Wikstrom (SEAL)
George T. Wikstrom

_____ (SEAL)

Stanley M. Wood
Stanley M. Wood
James D. McKinney Jr.
James D. McKinney Jr.
_____ (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.

SWORN to before me this 12th day of July 19 67

James D. McKinney Jr.
Notary Public for South Carolina. James D. McKinney Jr.

Stanley M. Wood
Stanley M. Wood

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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to, all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 12th day of July 19 67.

James D. McKinney Jr.
Notary Public for South Carolina. James D. McKinney Jr.

Bernice B. Wikstrom
Bernice B. Wikstrom

RECORDED this 13th day of July 19 67 at 4:25 P. M., No. 1763

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-276-