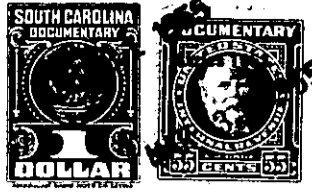


STATE OF SOUTH CAROLINA GREENVILLE COUNTY



FILED GREENVILLE CO. S. C.

Know All Men by These Presents:

MAR 31 5 05 PM 1955

That I, Houston J. Morgan, of Cliffside, N. C. in consideration of the sum of Three Hundred and No/100 - - - - (\$300.00) - - - - 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 grantee(s), William James Morgan, his heirs and assigns forever: All my right, title, and interest in and to the following described real estate:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, and in Ward One of the City of Greenville, on the north side of West Park Avenue, and being known and designated as all of Lot No. 1 and the western half of Lot No. 2 of the property of Ava C. Ferguson, as shown on plat thereof recorded in the R. M. C. office for Greenville County in Plat Book C, at page 254, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northeast corner of the intersection of Mansell Street and West Park Avenue, and running thence along the east side of Mansell Street, N. 20-45 E. 141 feet to an iron pin at the southeast corner of the intersection of a 14-foot alley with said Mansell Street; thence along the south side of said alley, S. 75-30 E. 83.5 feet to an iron pin in the center of the rear line of Lot No. 2 at the corner of lot now or formerly belonging to John E. Johnston; thence along the line of that lot, S. 18-30 W. 140.7 feet to an iron pin on the north side of West Park Avenue; thence along the north side of West Park Avenue, N. 76-30 W. 83.5 feet to the beginning corner.

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 15th day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of Ollie Simmons, Frances Simmons, Houston J. Morgan (Seal), (Seal), (Seal), (Seal), (Seal)

State of South Carolina, GREENVILLE COUNTY Personally appeared before me Ollie Simmons and made oath that he saw the within named grantor(s) Houston J. Morgan written deed, and that s he, with Frances Simmons sign, seal and as his act and deed deliver the within witnessed the execution thereof. Sworn to before me this 15 day of March, A. D. 19 55. Frances Simmons (Seal) Notary Public for South Carolina My commission expires: Nov. 12, 1955

State of South Carolina, GREENVILLE COUNTY RENUNCIATION OF DOWER I, Frances Simmons, Notary Public, do hereby certify unto all whom it may concern, that Mrs. Frances Morgan wife of the within named Houston J. Morgan, 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 William James Morgan, his 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 15 day of March, A. D. 19 55. Frances Morgan (Seal) Notary Public for South Carolina My commission expires: Nov. 12, 1955 Cancelled documentary stamps attached: S. C. \$ U.S. \$ 5:05 P.M. Recorded this 31st day of March 19 55, at M., No. 8306