

TITLE TO REAL ESTATE - Offices of PRICE & POAG, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA GREENVILLE COUNTY

MAR 29 12 29 PM 1957 OLLIE F. WOOD R. M. C.

Know All Men by These Presents:

That Talmer Cordell in the State aforesaid, in consideration of the sum of NINE THOUSAND SEVEN HUNDRED FOUR and 12/100 (\$9,704.12) - - - DOLLARS, and assumption of mortgage indebtedness set forth below 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

John Conits, his heirs and assigns, forever:

All that piece, parcel or lot of land on the Northeastern side of Buncombe Street in the City of Greenville, County of Greenville, State of South Carolina, known and designated on the City Block Book as Lot 16, Block 13, Page 11 and having, according to a Plat entitled "Survey for Cordell & Conits," made by Piedmont Engineering Service, January 23, 1957, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northeastern side of Buncombe Street, which iron pin is 50.7 feet from the Southeast intersection of Buncombe and Parker Streets, and running thence N. 49-34 E. 155.4 feet to an old iron pin; thence S. 43-29 E. 66 feet to an old iron pin; thence S. 47-47 W. 88 feet to an old iron pin, joint corner of grantor and grantee; thence S. 48-26 W. 80.2 feet to an iron pin in the Northeast side of Buncombe Street; thence with said Street N. 32-57 W. 70.8 feet to an iron pin at the point of beginning; being the identical property conveyed to the grantor by deed which is recorded in Deed Book 520, at page 431.

As a part of the consideration for this conveyance the grantee does hereby assume the payment of that mortgage indebtedness on the premises, which is recorded in Mortgage Book 606, at page 178, to the First Federal Savings and Loan Association upon which there is a present balance of \$13,795.88. The grantee hereby agrees to assume and to pay said mortgage indebtedness.

Grantee to pay 1957 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 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 29th day of March in the year of our Lord One Thousand Nine Hundred and Fifty-seven

Signed, Sealed and Delivered in the Presence of

Mollie F. Wood (Seal) Talmer Cordell (Seal) W. B. Price (Seal)

State of South Carolina Greenville County Personally appeared before me Mollie F. Wood

and made oath that s he saw the within named grantor(s) Talmer Cordell sign, seal and as his act and deed deliver the within written deed, and that s he, with W. B. Price witnessed the execution thereof.

Sworn to before me this 29th day of March, A. D. 1957. Mollie F. Wood (Seal) Notary Public for South Carolina

State of South Carolina Greenville County RENUNCIATION OF DOWER I, W. B. Price Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Elizabeth B. Cordell wife of the within named Talmer Cordell 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 John Conits, 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 29th day of March, A. D. 1957. Elizabeth B. Cordell (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ 12:30 P.M. Recorded this 29th day of March, 1957, at M., No. 7600