

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

STATE OF SOUTH CAROLINA

OLLIE FARNSWORTH R.M.C.

COUNTY OF GREENVILLE

Know All Men by These Presents:

That I, Ira A. Giles, Jr. in the State aforesaid, in consideration of the sum of Nine Hundred Ninety Five (\$995.00) - - - - - DOLLARS, and assumption of mortgage held by Aiken Loan & Security Co. 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 W. H. Burnett and Ruth B. Burnett, their heirs and assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being on the South side of Long Hill Street in the City of Greenville, State and County aforesaid, being shown as Lot # 88 on plat of Augusta Road Hills, made by Dalton & Neves, December 1940, recorded in the RMC Office for Greenville County, S. C. in Plat Book M, page 33, and also being shown on a more recent plat of property of M. L. Thomas by R. K. Campbell, RLS dated October 27, 1956, and having, according to both plats, the following courses and distances, to-wit:

BEGINNING at an iron pin on the South side of Long Hill Street at the joint front corner of Lot 87 and 88 and running thence with the line of Lot 87, S. 2-56 W. 165 feet to an iron pin; thence S. 89-20 W. 60.1 feet to an iron pin; thence along the line of Lot 89, N. 2-56 E. 168.8 feet to an iron pin on the South side of Long Hill Street; thence along the South side of Long Hill Street, S. 87-04 E. 60 feet to the beginning corner.

This conveyance is subject to all restrictions, easements and rights of way of record. This is the same property conveyed to grantor by M. L. Thomas in Deed recorded 576 page 342 dated May 10, 1957.

The grantee agrees to assume mortgage held by Aiken Loan & Security Company in the original amount of \$9300.00 recorded in Book 697 page 303 of the RMC Office for Greenville County. Present balance of said mortgage is \$9154.85.

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 claiming to claim the same.

Witness the grantor's(s) hand and seal this 3rd day of July in the year of our Lord One Thousand Nine Hundred and fifty-seven

Signed, Sealed and Delivered in the Presence of [Signatures] (Seal) [Seal] [Seal] [Seal]

State of South Carolina } Personally appeared before me B. M. Millner COUNTY OF GREENVILLE }

and made oath that he saw the within named grantor(s) Ira A. Giles, Jr. sign, seal and as his act and deed deliver the within written deed, and that he, with C. T. Wyche witnessed the execution thereof.

Sworn to before me this 3rd day of July, A. D., 19 57 [Signature] (Seal) Notary Public for South Carolina

State of South Carolina } RENUNCIATION OF DOWER COUNTY OF GREENVILLE } I, C. T. Wyche Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Frances W. Giles wife of the within named Ira A. Giles, 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 W.H. Burnett & Ruth B. Burnett, 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 3rd day of July, A. D., 19 57 [Signature] (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$; 2:31 P.M. Recorded this 17th day of July 19 57, at / M, No. 16941 213-5-16