

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

MAR 10 9 45 AM 1961

Know All Men by These Presents:

That we, T. J. Wakefield and Ethel B. Wakefield, in the State aforesaid, in consideration of the sum of Six Hundred Sixty Five and 10/100 (\$665.10)----- DOLLARS, and assumption of mortgage 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

Baxter M. Grant, his Heirs and Assigns forever:

All that piece, parcel or lot of land in Bates Township, Greenville County, State of South Carolina, having the following metes and bounds:

BEGINNING at a point in center of bridge on road over North Saluda River and running thence S. 53 - 3/4 E. 2.85 chains to a point in bend on said road; thence S. 44 E. 8.00 chains to an iron pin; thence S. 54 W. 8.50 chains to an iron pin in center of North Saluda River; thence with the center of said river: N. 77 W. 2.00 chains; S. 80 W. 3.57 chains; N. 44 W. 1.20 chains; N. 29 W. 4.50 chains; N. 52 E. 1.00 chains; S. 76 E. 2.50 chains; N. 78 E. 1.50 chains; N. 33 - 1/2 E. 2.85 chains; N. 10 E. 3.32 chains; N. 16-1/2 E. 2.18 chains; to the point of beginning in the center of bridge over said river; and containing eight and one-half (8-1/2) acres, more or less.

ALSO, that triangular tract of land lying between the old and new surfaced treated Keller Bridge Rds. containing 1-1/2 acres, more or less. The same begins at an iron pin under the aforementioned bridge and runs between and along the centers of the aforementioned roads to the joint corner of the lands of James Taylor, et al and adjoining the 8-1/2 acre tract described above. The two tracts together consisting of 10 acres, more or less.

The above is the same property conveyed to the grantors by deed recorded in Deed Book 558, at Page 365.

As part of the consideration of this conveyance the grantee assumes and agrees to pay the balance due on the mortgage given by the grantors to Eunice A. Baswell and recorded in Mortgage Book 686, at Page 458, the balance now due and owing being \$1504.52.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

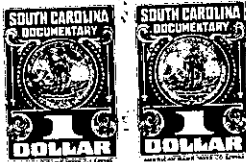
TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

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 9th day of March in the year of our Lord One Thousand Nine Hundred and Sixty One

Signed, Sealed and Delivered in the Presence of

John P. Mann (Signature)



T. J. Wakefield (Signature) (Seal)
Ethel B. Wakefield (Signature) (Seal)

State of South Carolina, Greenville County

Personally appeared before me John L. Odom

and made oath that he saw the within named grantor(s) T. J. Wakefield and Ethel B. Wakefield sign, seal and as their act and deed deliver the within written deed, and that he, with John P. Mann witnessed the execution thereof.

Sworn to before me this 9th day of March, A. D. 19 61
John P. Mann (Signature) (Seal)
Notary Public for South Carolina

John L. Odom (Signature)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, John P. Mann, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ethel B. Wakefield wife of the within named T. J. Wakefield 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 Baxter M. Grant, 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 9th day of March, A. D. 19 61
John P. Mann (Signature) (Seal)
Notary Public for South Carolina

Ethel B. Wakefield (Signature)

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 10th day of March 19 61, at 9:45 A. M., No. 22280

511.2-1-26