

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C.  
JUN 27 1 58 PM '63  
OLIVER BARNSWORTH  
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that The Citizens and Southern National Bank of South Carolina as Executor under the Last Will and Testament of Marshall D. Taft, Jr., deceased,

in consideration of \$2,688.26 and assumption of mortgage indebtedness set forth below-----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 D. Rudder, his heirs and assigns, forever,

ALL that piece, parcel or lot of land with improvements situate in Greenville County, South Carolina on the southwestern side of Lullwater Road being shown and designated as Lot No. 47 on a Plat of Northside Gardens Subdivision made by Dalton & Neves, Engineers, dated November, 1946, and recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book S, Page 17, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Lullwater Road at the joint front corner of Lots Nos. 47 and 48, and running thence along Lullwater Road S. 37-13 E., 90 feet to an iron pin at the joint front corner of Lots Nos. 46 and 47; thence along the joint line of Lots Nos. 46 and 47, S. 52-47 W. 249.3 feet to an iron pin; thence N. 33-41 W., 90.15 feet to an iron pin; thence along the joint line of Lots Nos. 48 and 47, N. 52-47 E. 243.7 feet to an iron pin on Lullwater Road, the point of beginning.

SUBJECT, however, to utility rights-of-way and building restrictions of public record. As the greater part of the consideration for this deed, the grantee does hereby expressly assume and agree to pay in full the present balance due on that certain Note and Mortgage executed by Stanley K. Holmes in favor of General Mortgage Co., dated September 28, 1954, recorded in the R. M. C. Office for Greenville County, S. C. in Mortgage Book 611, Page 171. The grantee does further agree to pay 1963 Greenville County and City of Greenville property taxes when due.

The above described property is the same conveyed to Marshall D. Taft, Jr. by deed of A. Cary Cox on June 14, 1958. Marshall D. Taft, Jr. died testate on January 10, 1963 appointing the grantor herein as Executor of his Last Will and Testament, as will appear by reference to the records of the Probate Court for Greenville County, S. C.



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 assigns against the grantor(s) and the grantor'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 27 day of June 1963

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
*[Signature]*

The Citizens and Southern National Bank of South Carolina as Executor of the Last Will and Testament of Marshall D. Taft, Jr., deceased  
By: *[Signature]* its Trust Officer, and  
By: *[Signature]* its Assistant Trust Officer

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 27 day of June 1963

*[Signature]* (SEAL)  
Notary Public for South Carolina.

*[Signature]*

STATE OF SOUTH CAROLINA }  
COUNTY OF \_\_\_\_\_ }

RENUNCIATION OF DOWER No Dower - Executor's Deed

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 \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

(SEAL)  
Notary Public for South Carolina.

RECORDED this 27 th day of 7 June 19 63 at 1:50 P. M., No. #185

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