

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

NOV 18 9 23 AM 1963
CLERK

Know All Men by These Presents:

That I, James E. Wiggins

in the State aforesaid,
in consideration of the sum of TEN & NO/100 - - - - - (\$10.00) - - - - - DOLLARS,
And assumption of mortgage indebtedness

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 Lula M. C. Wiggins, her heirs and assigns, forever:

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the East side of Coventry Lane and being shown as all of Lot No. SEVENTY-FIVE (75) on Plat of Property of Central Development Corporation, prepared by Dalton & Neves, Engrs., in October 1951, which plat is recorded in the RMC Office, Greenville County, S. C. in Plat Book BB, at pages 22-23, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the East side of Coventry Lane, joint front corner of lots 74 and 75; thence S. 86-45 E. 206.1 feet to an iron pin; thence N. 7-41 E. 32.8 feet to an iron pin; thence N. 57-51 E. 50.4 feet to an iron pin; thence with line of Lot 76, N. 82-32 W. 248.7 feet to an iron pin on the East side of said Lane; thence with the side of said street as the line, S. 4-48 W. 80.0 feet to point of beginning.

As a part of the consideration of this conveyance the Grantee agrees to assume and does hereby assume the balance due and owing on that mortgage indebtedness to the Metropolitan Life Insurance Company. The original amount of this mortgage was \$17,000.00. See RMC Office Greenville County Mortgage Book 610, Page 199.

This is the identical property conveyed to the Grantor by deed of John H. Rulapaugh and Eileen M. Rulapaugh recorded in said RMC Office in Deed Book 609, page 199. This conveyance is subject to such restrictions, easements and rights-of-way relating to said lot as may appear of record.

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 her 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 November in the year of our Lord One Thousand Nine Hundred and Sixty-Three

Signed, Sealed and Delivered in the Presence of

James H. Price
Mollie F. Wood

James E. Wiggins (Seal)

_____ (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) James E. Wiggins sign, seal and as his act and deed deliver the within written deed, and that s he, with James H. Price witnessed the execution thereof.

Sworn to before me this 15th day of November, A. D. 1963
James H. Price (Seal)
Notary Public for South Carolina

Mollie F. Wood

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER
GRANTEE WIFE OF GRANTOR

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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 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 _____ day of _____, A. D. 19____

Notary Public for South Carolina

Recorded this 18th day of November 1963, at 9:28 P.M., No. 14636

519-274.3-1-152