



FILED GREENVILLE CO. S. C.

SEP 23 1 19 PM 1964

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OLLIE FARNSWORTH R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Ben L. Thackston and Parmalee C. Thackston

in consideration of Fourteen Thousand and no/100 (\$14,000.00) - - - - - 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 David Baker and Lee J. Baker, their heirs and assigns:

ALL that piece, parcel, or lot of land, with the buildings and improvements thereon, in the City of Greenville, County of Greenville, State of South Carolina, on the northwest corner of Park Avenue and Rowley Street, and having the following metes and bounds, to-wit:

BEGINNING at a stone post on the northwest corner of Park Avenue and Rowley Street, and running thence along the west side of Rowley Street, N 20-19 E 140 feet to a stake on a 10 foot driveway; thence along said driveway, N 77 W 100 feet to an iron pin on the property now or heretofore belonging to E. N. Mittle; thence S 20-19 W 140 feet with the line of said Mittle property to an iron pin on the north side of Park Avenue; thence with Park Avenue, S 77 E 100 feet to the point of beginning.

Together with all the Grantors' right, title, and interest in and to that strip of land, adjoining the property herein conveyed at the rear, fronting 10 feet, more or less, on Rowley Street, and with uniform side lines of 100 feet, more or less, and with a rear width of 10 feet, more or less, which is described in the deed recorded in said R.M.C. Office in Deeds Book 58, Page 252, as being a 10-foot driveway, lying between the property herein conveyed and the property immediately adjoining it on Rowley Street. Title to this 10-foot strip was not conveyed by India P. Asbury, the Grantor in the deed recorded in Deeds Book 58, Page 252, and has never since been conveyed, but was omitted from the descriptions of deeds subsequently conveying the property at the corner of Park Avenue and Rowley Street described in the present deed.

BEING the same conveyed to the Grantors by deed of Pauline Mittle, as sole surviving Trustee under the will of P. M. Epstin, dated July 20, 1954, recorded in said R. M. C. Office in Deeds Book 507, Page 347, being shown on the City Block Book as Lot 18, Section 1, Page 34.

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 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 23rd day of September, 1964.

SIGNED, sealed and delivered in the presence of:

Handwritten signatures of witnesses.



Ben L. Thackston (SEAL)
Parmalee C. Thackston (SEAL)

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)' act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 23rd day of September, 1964.

Notary Public for South Carolina. (Signature and Seal)

Handwritten signature of Notary Public.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

RENUNCIATION OF DOWER

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 23rd day of September, 1964. Notary Public for South Carolina. (Signature and Seal)

Handwritten signature of Notary Public.

RECORDED this 23rd day of September 1964, at 1:19 P. M., No. 8929