

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FARNSWORTH R. M. C.

Know All Men by These Presents:

we, Tom S. Bruce and Nora B. Bruce, and P.L. Bruce, Jr., Thomas S. Bruce and That C.T. Wyche, Executors of Estate of Preston L. Bruce, dec., in the State aforesaid, in consideration of the sum of Six Thousand Eight Hundred Twenty-five (\$6,825.00)-- DOLLARS,

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

Alvin D. Ballew, Jr.

ALL that lot of land in the County of Greenville, State of South Carolina, being shown as Lot 106 on plat of the Perry property in Plat Book "S", at page 139, in the R.M.C. Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern edge of a 6-foot sidewalk running along McMakin Drive, at the joint front corner of Lots 105 and 106; thence along said sidewalk, S. 83-55 W. 50 feet to an iron pin at the corner of Lot 107; thence N. 5-50 W. 150 feet to an iron pin; thence N. 83-55 E. 50 feet to an iron pin at the rear corner of Lot 105; thence with the line of Lot 105, S. 5-50 E. 150 feet to the point of beginning.

This is the same property conveyed to P. L. Bruce, Tom S. Bruce and Nora B. Bruce by deed from James E. Hawkins dated June 23, 1959, and recorded June 29, 1959, in the office of the R.M.C. for Greenville County in Deed Book 628, Page 238.

P. L. Bruce died testate July 11, 1964, in Greenville County. For reference see Apt. 873, File 22, Probate Court for Greenville County, S.C.

The above property is subject to a mortgage to Fidelity Federal Savings & Loan which grantors agree to pay.



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) hands and seals this 4th day of September, in the year of our Lord One Thousand Nine Hundred and sixty-four.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of witnesses: Jo Hudson, O. M. Hill, and another witness.

As to C. T. Wyche, State of South Carolina, Greenville County

Sealed signatures of Tom S. Bruce, Nora B. Bruce, P. L. Bruce, Jr., and Thomas S. Bruce.

and made oath that he saw the within named grantor(s) Tom S. Bruce, Nora B. Bruce and P. L. Bruce, Jr., Thos. S. Bruce and C. T. Wyche, Executors of Est. of Preston L. Bruce, dec., written deed, and that he, with Jo Hudson, sign, seal and as their act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 4th day of September, A. D. 19 64. Jo Hudson (Seal) Notary Public for South Carolina

Handwritten signature of O. M. Hill.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Jo Hudson, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mrs. Mary Frances E. Bruce, wife of the within named Tom S. Bruce, 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 Alvin D. Ballew, Jr., 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 4th day of September, A. D. 19 64. Jo Hudson (Seal) Notary Public for South Carolina

Handwritten signature of Mary Frances E. Bruce.

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this day of 19 at M., No.

235-167-1-29