

FILED
GREENVILLE CO. S.C.
OCT 1 4 47 PM 1964
OLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that JAMES B. IRVIN, JR. and BILLIE D. IRVIN

in consideration of FOUR THOUSAND THREE HUNDRED FORTY-FIVE AND 68/100----- Dollars, and assumption of mortgage described below the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

EZRA HOWARD JOHNS, His Heirs and Assigns:

ALL that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot 42, Section A of Gower Estates, plat of which is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book QQ, Pages 146 and 147, and having, according to said plat, the following metes and bounds to-wit:

BEGINNING At an iron pin on the Northern side of Don Drive, joint corner with Lot 41; and running thence N. 31-01 E. 221.8 feet to an iron pin; thence S. 51-44 E. 83.1 feet to an iron pin; thence S. 28-31 W. 201.8 feet to an iron pin on Don Drive, joint front corner Lots 42 and 43; thence along Don Drive N. 67-39 W. 93.9 feet to an iron pin, the point of beginning.

As a part of the consideration hereof, the Grantee agrees to assume and pay, according to its terms, that certain note and mortgage given to Fidelity Federal Savings & Loan Association on which there is a balance due of \$12,604.32; said mortgage being recorded in Mortgages Volume 912, Page 198.

This is the same property conveyed to the Grantor by deed recorded in the RMC Office for Greenville County, South Carolina in Deeds Volume 715, Page 144.



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 30th day of September 1964

SIGNED, sealed and delivered in the presence of:
Florence A. Johnson (SEAL)
Edward Ryan Hamer (SEAL)
James B. Irvin, Jr. (SEAL)
Billie D. Irvin (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(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 30 day of September 1964

Edward Ryan Hamer (SEAL) Notary Public for South Carolina
Florence A. Johnson

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 30th day of September 1964

Edward Ryan Hamer (SEAL) Notary Public for South Carolina
Billie D. Irvin

RECORDED this 1st day of October 1964 at 4:47 P. M., No. 9896

519. 269.1-1-2