

APR 3 10 19 AM 1967

BOOK 816 PAGE 597

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

OLLIE FARNSWORTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, that I, Esther Bates

in consideration of Eight Hundred Ninety Eight and 40/100 (\$898.40)-----Dollars,
and assumption of mortgage 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
Reuben C. Halbrooks, his heirs and assigns:

ALL that certain piece, parcel or lot of land in Greenville County, State of South Carolina, Cleveland Township, near River Falls, on the Middle Saluda River, containing 1.25 acres, more or less, and being known and designated as a part of the J. C. Ragsdale Estate, a plat of which was made by G. A. Ellis, Surveyor, June 27, 1937 and having, according to a plat made by H. T. Corn, Surveyor, dated April 3, 1952, the following metes and bounds, to-wit:

BEGINNING at a point in the center of the Middle Saluda River, common corner with property of Benjamin G. Bowie and Etta V. Bowie and running thence through the center of the Middle Saluda River 270 feet to a point; thence N. 7-30 E. 275 feet to an iron pin; thence S. 84-00 E. 133 feet to a point; thence continuing S. 84-00 E. 133 feet to the Stansell Road; thence through the center of the Stansell Road 214 feet, more or less, to a point; thence S. 30 E. 118 feet to a point in the center of the Middle Saluda River, the point of beginning.

This property is conveyed subject to all easements and rights of way for roadways, water lines, electric lines, telephone lines and any other easements across the said property.

As a part of the consideration, the grantee agrees to assume that certain mortgage given to C. Douglas Wilson, Inc. recorded in the R. M. C. Office for Greenville County in Mortgage Book 986 at page 522, and having a current balance of \$6,601.60.

This is the same property which was conveyed to J. W. Bates by deed recorded in the R. M. C. Office for Greenville County in Deed Book 775 at page 244. The grantee herein is the sole beneficiary under the will of J. W. Bates as will appear by the Probate records of Greenville County recorded in Apt. 981 at file 21.

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 27th day of March 1967 .

SIGNED, sealed and delivered in the presence of:

Esther Bates (SEAL)
Esther Bates

(SEAL)

Mariadele Gridley
[Signature]

Florida
STATE OF ~~SOUTH CAROLINA~~
COUNTY OF ~~GREENVILLE~~
Broward

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 27 day of March 1967

[Signature] Notary Public, State of ~~South Carolina~~ Florida at Large
My Commission Expires Sept. 9, 1969.
My commission expires: [Signature]
Backed By American Fire & Casualty, Co.

Mariadele Gridley

STATE OF SOUTH CAROLINA }
COUNTY OF }

RENUNCIATION OF DOWER Not Necessary - Woman Grantor

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 _____

Notary Public for South Carolina. (SEAL)

RECORDED this 3rd., day of April 1967, at 10:19 A. M., No. 23755

475-675.5-1-14