

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That Burgin R. Lance in the State aforesaid, in consideration of the sum of - - - Three Hundred and No/100 (\$300.00)- - - - - DOLLARS, and assumption of mortgage described below

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 Waco F. Childers, Jr. and Calvin G. Ridgeway, their heirs and assigns, all that certain piece, parcel or lot of land with the buildings and improvements thereon, situate lying and being on the West side of Sitka Avenue (foremrly known as King Avenue) in the City of Greenville, County of Greenville, State of South Carolina, being shown as Lot No. 14 on plat of Parkview made by Dalton & Neves, Engineers, June 1942, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book M, page 49, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the West side of Sitka Avenue at joint front corner Lots Nos. 13 and 14, the said pin also being 75 feet in a Northerly direction from the point where the West side of Sitka Avenue intersects with the North side of Alaska Avenue (formerly known as Morningside Drive) and running thence with the line of Lot No. 13 S. 63-45 W. 150 feet to an iron pin on the East side of Neely Drive; thence with the East side of Neely Drive N. 26-15 W. 50 feet to an iron pin; thence with the line of Lot No. 15 N. 63-45 E. 150 feet to an iron pin on the West side of Sitka Avenue; thence with the West side of Sitka Avenue S. 26-15 E. 50 feet to the beginning corner.

This property is conveyed subject to the restrictive covenants and building restrictions which are recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Vol. 245, page 138.

The grantees assume and agree to pay the balance due on that mortgage given by John Ray Eudy to C. Douglas Wilson & Co., for \$6,500.00, dated November 13, 1946, recorded in the R. M. C. Office for Greenville County, South Carolina, in Mortgages Vol. 354, page 290.

Grantees to pay 1951 taxes.

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 their 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 6th day of October in the year of our Lord One Thousand Nine Hundred and fifty one.

Signed, Sealed and Delivered in the Presence of

Ross Carter
Edward Ryan Hamer

Burgin R. Lance (Seal)
(Signatures and seals of witnesses and grantor)

State of South Carolina, Greenville County

Personally appeared before me Ross Carter

and made oath that he saw the within named grantor(s) Burgin R. Lance sign, seal and as his act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 6th day of October, A. D. 1951. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Ross Carter

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Julia West Lance wife of the within named Burgin R. Lance 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 Waco F. Childers, Jr. & Calvin G. Ridgeway, their Heirs and Assigns, all her interest and estate, and 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 6th day of October, A. D. 1951. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Julia West Lance

Cancelled, documentary stamps attached: S. C. \$... U. S. \$... Recorded this 6th day of October 1951 at 12:07 P. M., No. 23063