

GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA

NOV 7 11 45 AM 1951

GREENVILLE COUNTY

OLLIE FARNSWORTH
R.M.C. Know All Men by These Presents:

That we, Fred H. Messer and Frances G. Messer in the State aforesaid, in consideration of the sum ofOne Thousand and no/100.....(\$1,000.00)..... DOLLARS, and the assumption of the mortgages hereinbelow described to the grantors 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 Nettie L. Kimbrough and her Heirs and Assigns forever,

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, and being known and designated as Lot No. 23 of a subdivision known as "Edgemont" as shown on Plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "D", Page 35, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Piedmont Avenue at corner of Lot No. 21, and running thence along the West side of said Piedmont Avenue S. 9-30 E. 50 feet to an iron pin at the corner of Lot No. 25; thence along the line of that lot, S. 80-30 W. 150 feet, more or less, to an iron pin in line of the right-of-way of the P. & N. Railway; thence along the line of said railway, N. 9-30 W. 60 feet to an iron pin at the rear corner of Lot No. 21; thence along the line of said lot No. 21, N. 80-30 E. 150 feet, more or less, to the beginning corner, being the same lot of land conveyed to us by Robert E. McClain and Hilda W. McClain by deed dated September 22, 1951, recorded in Deed Book 442 at Page 313. This lot is shown on the County Block Book as 115-9-12.

The grantee assumes and agrees to pay the balance due on the two (2) following mortgages over said property. (1). Mortgage executed by Fred H. Messer and Frances G. Messer to First Federal Savings and Loan Association on January 15, 1951, recorded in said R. M. C. Office in Mortgage Book 488 at Page 344, in the original amount of \$2700.00, and (2). Mortgage executed by Fred H. Messer and Frances G. Messer to Fred McDowall on January 15, 1951, recorded in said R. M. C. Office in Mortgage Book 488 at Page 365, in the original amount of \$1300.00.

The grantee assumes and agrees to pay the 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 her 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 7th day of November in the year of our Lord One Thousand Nine Hundred and Fifty-One (1951)

Signed, Sealed and Delivered in the Presence of

Lionel E. Wooten
Betty Ashworth

Fred H. Messer (Seal)
Frances G. Messer (Seal)



State of South Carolina, Greenville County

Personally appeared before me Betty Ashworth

and made oath that she saw the within named grantor(s) Fred H. Messer and Frances G. Messer sign, seal and as their act and deed deliver the within written deed, and that she, with Lionel E. Wooten witnessed the execution thereof.

Sworn to before me this 7th day of November, A.D. 1951.
Lionel E. Wooten (Seal)
Notary Public for South Carolina

Betty Ashworth

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Lionel E. Wooten

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Frances G. Messer wife of the within named Fred H. Messer 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 Nettie L. Kimbrough and her 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 7th day of November, A.D. 1951.
Lionel E. Wooten (Seal)
Notary Public for South Carolina

Frances G. Messer

Cancelled documentary stamps attached: S. C. \$.....; U. S. \$.....
Recorded this 7th day of November 1951 at 11:..M., No. 25643

115-9-12