



STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Know All Men by These Presents:

That we, Jack E. Duncan and Betty Anne S. Duncan, in the State aforesaid, in consideration of the sum of Eighteen Hundred Sixty-one & 63/100 (\$1,861.63) and assumption of two mortgages hereinafter referred to, 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 James R. Badger, his heirs and assigns forever,

All that piece, parcel or tract of land lying and being situate in Greenville Township, Greenville County, State of South Carolina, and being known and designated as Lot No. 105 on plat of property of Super Highway Home Sites, recorded in the Office of the Register of Mesne Conveyances for Greenville County, in Plat Book P, at page 53, and being more particularly shown on plat of property of James R. Badger, dated August 9, 1954, prepared by R. K. Campbell, Surveyor, and having according to said plat the following metes and bounds:

BEGINNING At an iron pin on the East side of Broad Vista Boulevard at the joint front corner of Lots 104 and 105, which iron pin is 305.1 feet North from the intersection of Bob White Land and Broad Vista Boulevard, and running thence along Broad Vista Boulevard N 2-0 E 80 feet to an iron pin at the joint front corner of Lots 105 and 106; thence along the joint line of Lots 105 and 106, S 88-0 E 182.5 feet to an iron pin in the center of a five-foot utility easement, joint rear corner of Lots 106 and 105; thence along the center of said five-foot utility easement S 2-0 W 80 feet to an iron pin at the joint corner of Lots 105 and 104; thence along the joint line of Lots 105 and 104 N 88-0 W 182.5 feet to an iron pin on Broad Vista Boulevard, the point of beginning.

This property is subject to restrictions and existing easements. As part of the consideration for this deed, grantee assumes and agrees to pay: (1) Mortgage to Prudential Insurance Company of America, \$892.96, dated May 31, 1948, (REM Book 390, P. 391); (2) Mortgage from Homes, Inc. to Prudential Insurance Company of America, \$6,600.00, dated October 27, 1947, (REM Book 373, P. 31).

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') hand and seal this 11th day of August in the year of our Lord One Thousand Nine Hundred and Fifty-four.

Signature Sealed and Delivered in the Presence of

Harry Surasky (Seal)
Benjamin Surasky (Seal)
Benjamin

Jack E. Duncan (Seal)
Betty Anne S. Duncan (Seal)

(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me *Harry Surasky*

and made oath that he saw the within named grantor(s) Jack E. Duncan and Betty Anne S. Duncan, sign, seal and as their act and deed deliver the within written deed, and that he, with *Benjamin Surasky* witnessed the execution thereof.

Sworn to before me this 11th day of August, A. D. 1954
Benjamin Surasky (Seal)
Notary Public for South Carolina

Harry Surasky

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, *Benjamin Surasky* Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Betty Anne S. Duncan wife of the within named Jack E. Duncan 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 James R. Badger, 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 11th day of August, A. D. 1954
Benjamin Surasky (Seal)
Notary Public for South Carolina

Betty Anne S. Duncan

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 16th day of August 1954 at 10:00 A.M. #18383

