

GREENVILLE COUNTY

OLLIE FARNSWORTH  
R. M. C.



Know All Men by These Presents:

That I, James E. Talbert, in the State aforesaid, in consideration of the sum of Four Thousand Four Hundred Twenty Nine and 69/100 DOLLARS, and the assumption of mortgage indebtedness hereinafter specifically set forth, 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 E. T. Ellison and Josephine O. Ellison, their heirs and assigns,

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, near City of Greenville, on southern side of Blue Ridge Drive in the "Sans Souci" section, being the northern portion of that certain lot known and designated as Lot Number Twenty Five (No. 25) on a plat of the property of Hext M. Perry, as Tr., recorded in Plat Book "O", page 45 in R.M.C. office, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Blue Ridge Drive, at the corner of Lot No. 24, which point is One Hundred Thirty (130) feet west of the intersection of Blue Ridge Drive with Perry Road, and running thence along the line of said Lot No. 24, S. 2-25 E. 72.9 feet to an iron pin at the corner of lot conveyed to Robert L. Whitted; thence along the line of said Whitted property, S. 67 W. 64 feet to an iron pin in the line of Lot No. 26; thence along the line of Lot No. 26, N. 8-25 W. 95.2 feet to an iron pin at the corner of said lot on the southern side of Blue Ridge Drive; thence along the southern side of Blue Ridge Drive, N. 87-35 E. 70 feet to the point of beginning. Subject to any and all recorded restrictions.

This property is the same conveyed to me by P.L. Bruce by deed dated Aug. 29, 1947, recorded in Vol. 319, page 189, and by his correction deed dated June 9, 1949, recorded in Vol. 384, page 448 in said R.M.C. office.

As a part of the consideration hereinabove expressed, Grantee herein assumes and agrees to pay balance of mortgage indebtedness owing, that is \$3570.31 on that certain Note and Mortgage over the above described property, executed by the Grantor herein to The First Fidelity Savings & Loan Assn., of Greenville, S.C., for the original sum of \$6100.00, recorded in Vol. 368, page 197 in said R.M.C. office on 3rd day of September, 1947.

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 9th day of November, in the year of our Lord One Thousand Nine Hundred and Fifty Four.

Signed, Sealed and Delivered in the Presence of

Mrs. Mary B. Powell

John C. Henry

James E. Talbert (Seal)



State of South Carolina, Greenville County

Personally appeared before me

~~E. T. Ellison~~ Mrs. Mary B. Powell

and made oath that She saw the within named grantor(s) James E. Talbert, written deed, and that She, with John C. Henry, sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 9th day of November, A. D. 1954.

John C. Henry (Seal)  
Notary Public for South Carolina

Mrs. Mary B. Powell

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, John C. Henry, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Doris C. Talbert, wife of the within named James E. Talbert, 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 E.T. Ellison & Josephine O. Ellison, their 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 9th day of November, A. D. 1954.

John C. Henry (Seal)  
Notary Public for South Carolina

Doris C. Talbert

Cancelled documentary stamps attached: S. C. \$ U. S. \$  
Recorded this 17th day of November 1954 at 4:34 P.M. No. 26463

