

TITLE TO REAL ESTATE Prepared by HINSON, FRAXLER & HAMER, Attorneys, Greenville, S. C.

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY MAY 2 10 46 AM 1955

LILLIE FARNSWORTH

Know All Men by These Presents:

That CHARLES S. WILLINGHAM in the State aforesaid, in consideration of the sum of Four Thousand One Hundred Fifty-Seven & 83/100 - - - - - 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 MILLARD R. COFFEY, his heirs and assigns:

All that piece, parcel or lot of land, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 32, Plat of North Gardens, which plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "EE", page 63, and having according to a more recent plat made by Dalton & Neves, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of North Garden Circle, joint front corner Lots 32 and 33 and running thence N. 80-48 E. 163.2 feet to an iron pin, joint rear corner Lots 32 and 33; thence N. 10-10 W. 75 feet to an iron pin, joint rear corner Lots 31 and 32; thence S. 80-48 W. 162.1 feet to an iron pin on the Easterly side of North Garden Circle, joint front corner Lots 31 and 32; thence along the Easterly side of North Garden Circle S. 9-12 E. 75 feet to an iron pin, the point of beginning.

Grantee to pay 1955 taxes.

This is a portion of the property conveyed to the grantor by deed recorded in Deeds Volume 502, page 39.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, that certain note and mortgage given to Peoples National Bank, on which there is a balance due of \$7,092.17; said mortgage is recorded in the R.M.C. Office in Mortgages Volume 526, page 547.



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 30th day of April in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of

Juanita Cleland
Edward Ryan Hamer

Charles S. Willingham (Seal)



State of South Carolina, Greenville County

Personally appeared before me Juanita Cleland

and made oath that she saw the within named grantor(s) Charles S. Willingham 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 30th day of April A. D. 19 55.

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Juanita Cleland

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. Carmella T. Willingham wife of the within named Charles S. Willingham 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 Millard R. Coffey, 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 30th day of April A. D. 19 55.

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Carmella T. Willingham

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 2nd day of May 1955 at 10:56 A. M. No. 11151

280-1-43