

TITLE TO REAL ESTATE—Prepared by LEATHERWOOD, WALKER, TODD & MANN, Attorneys, East Coffee St., Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That J. B. Duncan in the State aforesaid, in consideration of the sum of Two Thousand, nine Hundred, Fifty and 26/100 (\$2950.26) DOLLARS, and the assumption of the mortgage herein below 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 Clara B. Harrison, her heirs and assigns forever:

ALL that piece, parcel or lot of land situate, lying and being on the Northwest corner of the intersection of Churchill Avenue and Nimitz Street near the City of Greenville, County of Greenville, State of South Carolina and known and designated as Lot No. 29, plat of Piedmont Estates, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book M at Page 123, said lot having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Northwest corner of the intersection of Churchill Avenue and Nimitz Street and thence along the Northeast side of Nimitz Street, N. 60-00 W. 177.6 feet to an iron pin; thence N. 24-00 E. 60 feet to an iron pin at rear corner of Lot# 30; thence along the line of Lot 30 S. 66-00 E. 177.5 feet to an iron pin on Northwest side of Churchill Avenue; thence along line of Churchill Avenue S. 23-15 W. 60 feet to beginning corner.

It is expressly understood and agreed that the Grantee herein assumes and agrees to pay that certain mortgage heretofore given by Albert R. Goodson to the First Federal Saving & Loan Association in the original amount of \$5900.00 which mortgage is recorded in the R.M.C. Office for Greenville County in R.E.M. Book 355 at page 10, said mortgage having a present balance of \$3, 449.74.

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 27th day of August in the year of our Lord One Thousand Nine Hundred and Fifty-five.

Signed, Sealed and Delivered in the Presence of J. B. Duncan (Seal)

Janet Callahan (Seal) William B. James (Seal) [Documentary stamps: 5 DOLLARS, 1 DOLLAR, 1 DOLLAR, 1 DOLLAR]

State of South Carolina, Greenville County Personally appeared before me Janet Callahan

and made oath that she saw the within named grantor(s) J. D. Duncan sign, seal and as his act and deed deliver the within written deed, and that she, with William B. James witnessed the execution thereof.

Sworn to before me this 27th day of August A. D. 19 55 William B. James (Seal) Notary Public for South Carolina Janet Callahan

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, William B. James Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Reddie Virginia B. Duncan wife of the within named J. D. 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 Clara B. Harrison, 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 27th day of August A. D. 19 55 Reddie Virginia B. Duncan William B. James (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 30th day of August 1955 at 9:04 A.M., No. #22312