

TITLE TO REAL ESTATE Prepared by HINSON, TRAXLER & HIA

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That We, Carl L. Bruce and W. P. Charping, in the State aforesaid, in consideration of the sum of EIGHT THOUSAND AND FIFTY AND NO/100 (\$8,050.00) ... 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 EULA R. CLARY AND L. O. CLARY, their heirs and assigns;

All of that piece, parcel or lot of land situate on the West side of Donnan Road (formerly known as Edwards Road) near the City of Greenville, in Greenville County, South Carolina, being shown as a portion of Lot 12 on a plat of Property of W. S. Bradley made by Dalton & Nevas, Engineers, May 1948, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "K", Page 148 (also being shown as Lot No. 4 on Plat of Property of Richard S. Cresswell, made by C. C. Jones, Surveyor, recorded in Plat Book 55, Page 187) and having, according to said recent survey, the following notes and bounds, to-wit:

BEGINNING at an iron pin in the center of Donnan Road at joint front corner of Lots 3 and 4 and running thence along the line of Lot 3, N. 88-10 W., 400 feet to an iron pin; thence N. 1-50 E. 100 feet to an iron pin; thence S. 88-10 E. 400 feet to an iron pin in the center of Donnan Road; thence along the center of Donnan Road, S. 1-50 W. 100 feet to the beginning corner.

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 the South Carolina National Bank, on which there is a balance due of \$5,000.00; said mortgage being recorded in the R.M.C. Office for Greenville County in Mortgages Volume 634, page 154.

The grantee herein is to pay the 1955 taxes on the above-described land.

This is the same property conveyed by deed recorded in Deeds Volume 496, page 195 to Carl L. Bruce and W. P. Charping and Robert Wynn; Robert Wynn having conveyed his undivided one-third interest to Carl L. Bruce and W. P. Charping by deed recorded in Deeds Volume 518, page 456.

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.

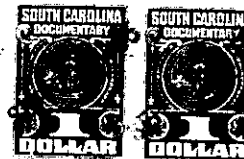
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs 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 16th day of September in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of

Ann M. White, Edward Ryan Hamer

Carl L. Bruce (Seal), W.P. Charping (Seal)



State of South Carolina, Greenville County

Personally appeared before me Ann M. White

and made oath that she saw the within named grantor(s) Carl L. Bruce and W. P. Charping sign, seal and as their act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 16th day of September, A. D. 1955

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Ann M. White



State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer,

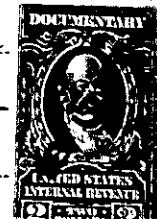
Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Josephine H. Bruce and Lillie E. Charping, wives of the within named Carl L. Bruce and W. P. Charping, respectively 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 Eula R. Clary and L. O. Clary, 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 16th day of September, A. D. 1955

Edward Ryan Hamer (Seal) Notary Public for South Carolina

Josephine H. Bruce, Lillie E. Charping



Cancelled documentary stamps attached: S. C. \$, U. S. \$, Recorded this 17th day of September 1955 at 12:06 P.M. M. No. #24267

175-2-3-20-1