

TITLE TO REAL ESTATE—Prepared by HINSON, TRAXLER

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

OLLIE FARNSWORTH R.M.C.



537 PM 3:35

Know All Men by These Presents:

That JOHN S. TAYLOR, JR. in the State aforesaid, in consideration of the sum of SIX THOUSAND FOUR HUNDRED EIGHTY-NINE & 56/100 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 JOHN S. TAYLOR, JR., 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 the major portion of Lot No. 11 and part of Lot No. 12, Section I, 1st District, as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat No. "60", page 17, and being, according to said plat, and according to a plat made by the same engineering office September 23, 1955, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwesterly side of Lake Fairfield Drive in the front line of Lot No. 11, being 20 feet in a Southwesterly direction from the original front corner of Lots 11 and 12, and running thence along the curve of the intersection of Lake Fairfield Drive and Berryhill Road, the chord of which is as follows: S. 26-40 W. 43 feet to a point, S. 52-12 W. 52.2 feet to a point and N. 85-55 W. 59 feet to a point on Berryhill Road; thence along Berryhill Road N. 83-46 W. 80 feet to an iron pin, common corner Lots 9 and 11; thence N. 5-32 E. 165 feet to a point; thence N. 9-04 E. 25 feet to an iron pin; thence S. 49-11 E. 220.6 feet to an iron pin, the point of beginning; said property being in the Northwest intersection of Berryhill Road and Lake Fairfield Drive and fronting on the curve of the intersection of the said Drives.

As a part of the consideration the grantee agrees to assume and pay, according to its terms, that certain note and mortgage given to The Fidelity Federal Savings and Loan Association, on which there is a balance due of \$13,510.44; said mortgage is recorded in the R.M.C. Office for Greenville, South Carolina, in Mortgage Volume 201, page 187.



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 24th day of October in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of witnesses: Juanita B. Gililand and Edward Ryan Hamer.

Handwritten signature of John S. Taylor, Jr. with a seal.



State of South Carolina,

Greenville County

Personally appeared before me Juanita B. Gililand

and made oath that she saw the within named grantor(s) John S. Taylor, Jr. 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 24th day of October, A. D. 1955. Edward Ryan Hamer, Notary Public for South Carolina.

Handwritten signature of Juanita B. Gililand.

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. Mary Hatch Taylor wife of the within named John S. Taylor, Jr. 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 John S. Taylor, Jr., 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 24th day of October, A. D. 1955. Edward Ryan Hamer, Notary Public for South Carolina.

Handwritten signature of Mary Hatch Taylor.

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 24th day of October 1955, at 11:29 A.M., No. 27595

277-2-12