

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON, BLYTHE & ARNOLD, Attorneys at Law, Greenville



STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by these Presents:

That I, Sam P. Davis in the State aforesaid, in consideration of the sum of Forty-nine Hundred Ninety and 01/100 -- (\$4990.01) -- DOLLARS, and assumption of mortgage as set out 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 William Alvin Phillips and Florene G. Phillips, their heirs and assigns forever:

All that certain piece, parcel or lot of land in Greenville County, State of South Carolina, on the Northwesterly side of Buena Vista Street, and designated as lot # 123, Block A, on plat of University Heights, recorded in Plat Book Y at Page 53, and described as follows:

BEGINNING at an iron pin on the Northwesterly side of Buena Vista Street, joint front corner of lots # 122 and 123, which iron pin is located 450.5 feet from the Southwesterly corner of the intersection of Buena Vista Street and Karen Drive, and running thence along common line of lots # 122 and 123, N. 31-50 W. 157.5 feet to iron pin; thence S. 49-28 W. 101.2 feet to an iron pin; the joint rear corner of lots # 123 and 124; thence along common line of said lots, S. 31-50 E. 142.2 feet to an iron pin on Northwesterly side of Buena Vista Street; thence along Northwesterly side of Buena Vista Street, N. 58-10 E. 100 feet to the point of beginning.

Being the same premises conveyed to the grantor by W. R. Cordell by deed recorded in Book of Deeds 430 at Page 199.

Grantees are to pay 1956 taxes.

As a part of the consideration for this deed the grantees assume and agree to pay the balance due on a mortgage held by Metropolitan Life Insurance Company in the original amount of \$9000.00 recorded in Mortgage Book 492 at Page 351.



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 12 day of October in the year of our Lord One Thousand Nine Hundred and Fifty-Six

Signed, Sealed and Delivered in the Presence of Sam P. Davis (Seal), Robert F. Plaxco, Jr. (Seal), and Ena W. King (Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Ena W. King and made oath that she saw the within named grantor(s) Sam P. Davis sign, seal and as his act and deed deliver the within written deed, and that she, with Robert F. Plaxco, Jr. witnessed the execution thereof. Sworn to before me this 12 day of October, A. D., 19 56 Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER I, Robert F. Plaxco, Jr. Notary Public, do hereby certify unto all whom it may concern, that Mrs. Sarah Hatcher Davis wife of the within named Sam P. Davis 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 William Alvin Phillips and Florene G. Phillips, their Heirs and Assigns, all her interest and estate, and also 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 12 day of October, A. D., 19 56 Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 13th day of October 19 56 at 11:01 A.M. M., No. #25881 281-2-144