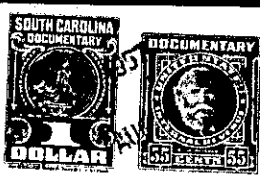


BOOK 581 PAGE 516
 5M-5-56
 TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Office Supplies, Greenville, S. C.
 STATE OF SOUTH CAROLINA AUG 6 3 12 PM 1957
 COUNTY OF GREENVILLE

FILED
 GREENVILLE CO. S. C.



OLLIE FARKSWORTH
 Took All Men by These Presents:

That I, Charles James Holtzinger in the State aforesaid, in consideration of the sum of Five Hundred Dollars, (\$500.00) and assumption of DOLLARS, mortgage held by C. Douglas Wilson & Co. to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Earl M. Gwinn, Jr., his heirs and assigns, forever:

All that certain lot of land with the buildings and improvements thereon, situate on the Northeast side of East Augusta Place Street, in the City of Greenville, in Greenville County, South Carolina, being shown as the front portion of Lot No. 22 on Plat of Augusta Place made by R. E. Dalton, Engineer, May, 1923, recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book "F", at Page 129, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of East Augusta Place Street at the corner of Lot No. 23 and running thence along the Northeast side of said street, N. 26-30 W., 110 feet to an iron pin; thence N. 63-30 E., 295.2 feet to an iron pin at the corner of lot heretofore conveyed to Baker; thence along the line of the Baker lot, S. 29-27 E., 98 feet to an iron pin in the line of Lot No. 23; thence along the line of said lot, S. 61-15 W., 297.0 feet to the beginning corner. Being the same property conveyed to the grantor herein by deed of William Earnest Jones, dated November 23, 1956, and recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 566, Page 40.

Together with the Grantor's right and interest in and to an easement across Lot 23 lying Southeast of and adjacent to the above property for the purpose of maintaining, operating and entering thereon for the purpose of repairing that sewer line across said lot more particularly described in the deed by Aurie Drakey to W. F. Armstrong, which is dated May 28, 1941 and recorded in the R.M.C. Office for Greenville, S.C. in Deed Book 233, at Page 400.

The mortgage referred to in the consideration is recorded in Mortgage Book 649, Page 357, R.M.C. Office for Greenville County.

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 6th day of August in the year of our Lord One Thousand Nine Hundred and Fifty-Seven

Signed, Sealed and Delivered in the Presence of
 Erika L. Muse
 Carolyn Smith
 Charles James Holtzinger (Seal)
 _____ (Seal)
 _____ (Seal)
 _____ (Seal)

State of South Carolina } Personally appeared before me Erika L. Muse
 COUNTY OF GREENVILLE }
 and made oath that she saw the within named grantor(s) Charles James Holtzinger
 written deed, and that she, with Carolyn Smith sign, seal and as his act and deed deliver the within
 witnessed the execution thereof.

Sworn to before me this 6th day of August, A. D., 1957
 _____ (Seal)
 Notary Public for South Carolina
 Erika L. Muse

State of South Carolina } RENUNCIATION OF DOWER
 COUNTY OF GREENVILLE } I, Sol E. Abrams Notary Public, do hereby certify
 unto all whom it may concern, that Mrs. Frances L. Holtzinger
 wife of the within named Charles James Holtzinger
 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 Earl M. Gwinn, 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 6th day of August, A. D., 1957
 _____ (Seal)
 Notary Public for South Carolina
 Frances L. Holtzinger

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
 Recorded this 6th day of August 1957, at 3:12 P.M., No. 18660
 204-3-3