

STATE OF SOUTH CAROLINA  
GREENVILLE COUNTY

Know All Men by these Presents:

That John W. Cleveland in the State aforesaid,  
in consideration of the sum of Eighteen Hundred and No/100 (\$1800.00) DOLLARS,  
and assumption of mortgage

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 Lawrence Erving Baldwin, his heirs and assigns forever:

All that lot of land in Greenville County, State of South Carolina, in the City of Greenville, being shown as lot # 10, on plat of Essex Court, recorded in Plat Book W at Page 31, in the RMC Office for Greenville County and having according to a more recent survey by R. W. Dalton dated October 1952 the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Essex Court, at the joint front corner of lots # 9 and 10, and running thence with the line of lot # 9, S. 86-15 W. 113 feet to iron pin; thence N. 1-50 W. 64.04 feet to an iron pin joint rear corner of lots # 10 and 11; thence with the line of lot # 11, N. 86-15 E. 110.8 feet to an iron pin on Essex Court; thence with the eastern side of Essex Court, S. 3-45 E. 64 feet to the point of beginning.

Being the same premises conveyed to the grantor by deed recorded in Book of Deeds 464 at Page 283.

As a part of the consideration for this deed the grantee assumes and agrees to pay a balance due on a mortgage given by the grantor to Canal Insurance Company in the original amount of \$6550.00 recorded in Book of Mortgages 542 at Page 173, said principal balance being \$5057.18.

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 12th day of January in the year of our Lord One Thousand Nine Hundred and Fifty-Nine

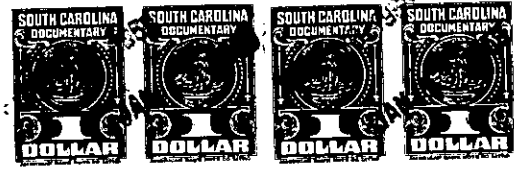
Signed, Sealed and Delivered in the Presence of  
*Ena W. King*  
*Belton O. Thomason, Jr.*  
\_\_\_\_\_ (Seal)  
\_\_\_\_\_ (Seal)  
\_\_\_\_\_ (Seal)  
\_\_\_\_\_ (Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Ena W. King  
and made oath that he saw the within named grantor(s) John W. Cleveland  
written deed, and that he, with Belton O. Thomason, Jr. sign, seal and as his act and deed deliver the within witnessed the execution thereof.  
Sworn to before me this 12th day of January, A. D. 1959  
*Belton O. Thomason, Jr.* (Seal)  
Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER  
I, Belton O. Thomason, Jr. Notary Public, do hereby certify  
unto all whom it may concern, that Mrs. Gloria H. Cleveland  
wife of the within named John W. Cleveland  
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 Lawrence Erving Baldwin, his 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 12th day of January, A. D. 1959  
*Belton O. Thomason, Jr.* (Seal)  
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
Recorded this 13th day of January 19 59, at 9:32 A. M., No. 17619



274-2-146