

STATE OF SOUTH CAROLINA,

JAN 31 9 51 AM 1959

GREENVILLE COUNTY

OLLIE W. WITH

Know All Men by These Presents:

That I, James R. Mann, in the State aforesaid, in consideration of the sum of Twelve Hundred Ninety Five and No/100 (\$1295.00)----- DOLLARS,

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 L. M. Brown, his Heirs and Assigns forever:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, being known and designated as Lot No. 53 of Pecan Terrace, Section No. 2, as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "EE", Page 108 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of North Wingate Road at the joint front corner of Lots Nos. 53 and 54 and running thence along the joint line of said Lots N. 8-08 W. 197.1 feet to a point in a branch; thence up the meanders of said Branch as the line (the chord of which is S. 71-04 E. 74.5 feet) to the joint rear corner of Lots Nos. 52 and 53; thence along the line of Lot No. 52 S. 18-30 E. 156.0 feet to an iron pin on the northern side of North Wingate Road at the joint front corner of Lots Nos. 52 and 53; thence along the northern side of North Wingate Road and following the curvature thereof S. 76-0 W. 95 feet to the beginning corner.

This conveyance is made subject to restrictions recorded in the R. M. C. Office for Greenville County in Deed Book 541, Page 425.



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 27th day of January in the year of our Lord One Thousand Nine Hundred and fifty-nine

Signed, Sealed and Delivered in the Presence of

John P. Mann
Rebecca A. Daniel

James R. Mann (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Rebecca A. Daniel

and made oath that she saw the within named grantor(s) James R. Mann sign, seal and as his act and deed deliver the within written deed, and that she, with John P. Mann witnessed the execution thereof.

Sworn to before me this 27th day of January, A. D. 19 59
John P. Mann (Seal)
Notary Public for South Carolina

Rebecca A. Daniel

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, John P. Mann, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Virginia B. Mann wife of the within named James R. Mann 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 L. M. Brown, 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 27th day of January, A. D. 19 59
John P. Mann (Seal)
Notary Public for South Carolina

Virginia B. Mann

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 31st day of January 19 59, at 9:51 A. M., No. 19521

382-1-13