

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

MAR 7 9 15 AM 1959

Know All Men by These Presents:

That I, Leon Marder in the State aforesaid, in consideration of the sum of One Thousand Seven Hundred Ninety-Three and 41/100 DOLLARS, (\$1,793.41) and assumption of a mortgage in the amount now due of \$2,716.59 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 E. J. McCarty, his heirs and assigns, forever:

All that certain piece, parcel or lot of land lying and being at the south-easterly corner of the intersection of Selwyn Drive and Hermitage Road, near the City of Greenville, S.C., being shown as Lot No. 2 on the plat of Timberlake as recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book "BB", page 185, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Hermitage Road at the joint front corner of Lots Nos. 1 and 2, and running thence along the southerly side of said Road S. 71-26 W. 79.8 feet to an iron pin at the southeasterly corner of the intersection of Hermitage Road and Selwyn Drive; thence around said intersection on a curve, the chord of which is S. 38-09 W. 58.3 feet to an iron pin on the easterly side of Selwyn Drive; thence along the easterly side of Selwyn Drive S. 4-53 W. 93.4 feet to an iron pin, joint corner with Lot No. 3; thence along the joint line with Lot No. 3 S. 82-16 E. 130 feet to an iron pin, joint rear corner of Lots Nos. 1 and 2; thence along the joint line with said lots N. 3-19 W. 183 feet to the point of beginning.

This is the property conveyed to the grantor by deed recorded in Deed Book 540, Page 337, dated November 25, 1955.

For restrictions see Deed Book 535, Page 67.

This Deed is subject to a mortgage held by J. H. Sitton, Trustee, recorded in the 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 March in the year of our Lord One Thousand Nine Hundred and Fifty-Nine

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]

[Seals and signatures of Leon Marder and R. M. Gaffney]

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me R. M. Gaffney

and made oath that he saw the within named grantor(s) Leon Marder sign, seal and as his act and deed deliver the within written deed, and that he, with Sol E. Abrams witnessed the execution thereof.

Sworn to before me this 6th day of March, A. D., 1959 [Signature of Notary Public]

State of South Carolina

COUNTY OF GREENVILLE

RENUNCIATION OF DOWER I, Sol E. Abrams Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Mildred J. Marder wife of the within named Leon Marder 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 E. J. McCarty, 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 March, A. D., 1959 [Signature of Notary Public]

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 9:05 A. M. Recorded this 7th day of March 19 59, at 1 M., No. 22992

277-2-199