

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

FEB 2 2 44 AM 1960
All Men by These Presents:

That I, R. O. Nichols,
in consideration of the sum of Twenty-Two Hundred Fifty and no/100 (\$2,250.00) in the State aforesaid,
and assumption of mortgage set forth below, 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

Joe H. Long, his heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northeasterly side of Fleetwood Drive, near the City of Greenville, S. C., being shown as Lot No. 63 on the plat of Magnolia Acres as recorded in the RMC Office for Greenville County, in Plat Book GG, page 133, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeasterly side of Fleetwood Drive at the joint front corner of Lots Nos. 63 and 64, and running thence along the joint line of said lots N 47-30 E 147.1 feet to an iron pin in the line of Lot No. 59; thence with the line of Lots Nos. 59 and 60 N 43-28 W 100 feet to an iron pin, joint rear corner of Lots Nos. 62 and 63; thence with the line of said lots S 45-35 W 151.7 feet to an iron pin on the northeasterly side of Fleetwood Drive; thence along the northeasterly side of said Drive S 46-16 E 95 feet to the point of beginning.

For deed into grantor see Deed Book 562, page 227.

For restrictions see Deed Book 534, page 41.

GRANTEE TO PAY 1960 TAXES.

The grantee herein does hereby assume and agree to pay the balance due on that certain mortgage given by R. O. Nichols to Citizens Lumber Company, in the original amount of \$10,000.00 (said balance being \$12,761.79), dated September 25, 1956, and recorded in the RMC Office for Greenville County, S. C. in Mortgage Book 692, page 345.

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 26th day of January in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of

Eunice D. Shelton
Harry R. Stephenson, Jr.
R. O. Nichols (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Eunice D. Shelton

and made oath that s he saw the within named grantor(s) R. O. Nichols sign, seal and as his act and deed deliver the within written deed, and that s he, with Harry R. Stephenson, Jr. witnessed the execution thereof.

Sworn to before me this 26th day of January, A. D. 19 60
Harry R. Stephenson, Jr. (Seal)
Notary Public for South Carolina

Eunice D. Shelton

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Harry R. Stephenson, Jr., Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Carrie M. Nichols wife of the within named R. O. Nichols 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 Joe H. Long, 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 26th day of January, A. D. 19 60
Harry R. Stephenson, Jr. (Seal)
Notary Public for South Carolina

Carrie M. Nichols

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Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this day of 19 at M., No.

389-3-12