

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

FILES GREENVILLE COUNTY S.C. OCT 14 12 05 PM 1960

Know All Men by These Presents:

That WE, EWELL A. FERGUSON and JUNE C. FERGUSON in the State aforesaid, in consideration of the sum of Three Hundred Fifty and no/100 ----- DOLLARS, and taking subject to the mortgage referred to below 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 ESTON L. RODGERS and JOHN M. FLYNN, their heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Northwest side of Prosperity Avenue, in the City of Greenville, in Greenville County, S.C., being shown as Lot No. 10 on plat of property of Roy A. Thomason made by Dalton & Neves, Engineers, December 1951, recorded in the RMC Office for Greenville County, S.C. in Plat Book Z, Page 181, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Prosperity Avenue, at joint front corner of Lots 9 and 10, and running thence along the line of Lot 9, N. 28-03 W., 251 feet to an iron pin; thence N. 61-57 E., 63 feet to an iron pin; thence with the line of Lot 11, S. 28-03 E., 231 feet to an iron pin on the Northwest side of Prosperity Avenue; thence along Prosperity Avenue, S. 44-24 W., 66 feet to the beginning corner.

THIS property is conveyed to the grantees subject to the lien of that mortgage given by us to General Mortgage Co. in the original amount of \$9700, dated Dec. 12, 1959, recorded in the RMC Office for Greenville County, S.C. in Mortgage Book 811, Page 111.

THIS is the same property conveyed to us by deed of Jack E. James, dated Dec. 10, 1959, recorded in the RMC Office for Greenville County, S.C. in Deed Book 640, Page 377.

Grantees to pay 1960 taxes.

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 their Heirs and Assigns forever.

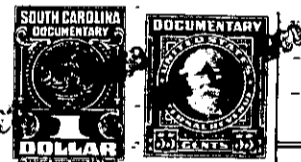
And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs 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 14th day of October in the year of our Lord One Thousand Nine Hundred and sixty.

Signed, Sealed and Delivered in the Presence of

Edith G. McClellan
Patrick C. Fant

June C. Ferguson (Seal)
Ewell A. Ferguson (Seal)
(Seal)
(Seal)
(Seal)



State of South Carolina, Greenville County

Personally appeared before me Edith G. McClellan

and made oath that she saw the within named grantor(s) Ewell A. Ferguson and June C. Ferguson sign, seal and as their act and deed deliver the within written deed, and that she, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 14th day of October, A. D. 19 60
Patrick C. Fant (Seal)
Notary Public for South Carolina

Edith G. McClellan

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. June C. Ferguson wife of the within named Ewell A. Ferguson 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 Eston L. Rodgers and John M. Flynn, their 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 14th day of October, A. D. 19 60
Patrick C. Fant (Seal)
Notary Public for South Carolina

June C. Ferguson

Cancelled document stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_
Recorded this 14th day of October 19 60 at 12:05 P. M., No. #10127

222.323-13