

That I, David G. Traxler, in the State aforesaid,  
 in consideration of the sum of Ten and No/100 (\$10.00)----- DOLLARS,  
 and other valuable consideration,  
 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 Clarence E. Mitchnell, his heirs and assigns,

All that certain piece, parcel, or lot of land, with the improvements thereon, situate, lying, and being in the City and County of Greenville, South Carolina, on the northern side of Prancer Avenue, shown and designated as Lot 238 and the adjoining, eastern one-half of Lot 239, on a plat of Pleasant Valley recorded in Plat Book BB at Page 163, and having the metes and bounds following:

BEGINNING at an iron pin on the northern side of Prancer Avenue, joint corner of Lots 237 and 288, and running thence N. 0-03 W. 160 feet along the joint line of said lots to an iron pin, joint corner of said lots and Lots 215 and 216; thence S. 89-52 W. 90 feet along the joint line of Lots 283 and 215, and 239 and 214, to an iron pin in the center of the rear line of Lot 239; thence S. 0-03 E. 160 feet through the center of Lot 239 to an iron pin in the center of the front line of Lot 289, on the northern side of said Avenue; thence N. 39-52 E. 90 feet along the northern side of said Avenue to an iron pin, the point of beginning.

DERIVATION: Deed Book 647, Page 97; Deed Book 595, Page 199.  
 Grantee agrees to pay 1962 taxes.  
 Protective covenants, and amendment thereto, are recorded in Deed Book 301, Page 60, and Deed Book 367, Page 106.



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 Sixty-Two.

Signed, Sealed and Delivered in the Presence of

*William B. Traxler* (Seal)  
*William B. Traxler* (Seal)  
*William B. Traxler* (Seal)  
*William B. Traxler* (Seal)

State of South Carolina, } Personally appeared before me *William B. Traxler*  
 Greenville County }  
 and made oath that he saw the within named grantor(s) David G. Traxler  
 written deed, and that he, with *William B. Traxler* 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. 1962.  
*William B. Traxler* (Seal)  
 Notary Public for South Carolina

State of South Carolina, } RENUNCIATION OF DOWER  
 Greenville County } I, William B. Traxler, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Julia P. Traxler, wife of the within named David G. Traxler 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 Clarence E. Mitchnell, 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 12th day of January, A. D. 1962.  
*William B. Traxler* (Seal)  
 Notary Public for South Carolina  
*Julia P. Traxler*

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
 Recorded this 17th day of January 19 62 at 11:31 A. M., No. #17730

222.2-7-27.1 & Pt of 222.2-7-28  
 OUT OF 222.2-7-28  
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