

TITLE TO REAL ESTATE—Mann & Mann, Lawyers Building, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUN 15 8 54 AM '62

KNOW ALL MEN BY THESE PRESENTS, that I, James R. Beane,

in consideration of One and No/100 (\$1.00)----- Dollars,
and assumption of mortgage hereinbelow referred to
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto Clara D. Beane, her Heirs and Assigns forever:

All my right, title and interest, the same being an undivided one-half interest, in and to:

ALL that piece, parcel or lot of land situate, lying and being on the northeastern side of Longwood Drive, near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as Lot No. 113 of a subdivision known as Plat #2, Thornwood Acres, which plat is recorded in the R. M. C. Office for Greenville County in Plat Book "MM", at Page 105, also being shown as the Property of James R. Beane and Clara D. Beane, recorded in Plat Book "VV", at Page 93, said property having such metes and bounds as shown on the latter plat.

The above is the same property conveyed to James R. Beane and Clara D. Beane by Allen E. Vaughn by his deed dated May 9, 1961 and recorded in the R. M. C. Office for Greenville County in Deed Book 673, at Page 307.

As a part of the consideration of the within conveyance the grantee assumes and agrees to pay a certain note and mortgage to General Mortgage Co. in the original amount of \$12,000.00 dated May 9, 1961 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 857, Page 205, the balance now due thereon being \$11,858.98, and also assumes the note and mortgage to Campbell Tile Company dated May 9, 1961 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 857, Page 190 in the amount of \$500.00.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 9th day of May 19 62.
James R. Beane (SEAL)
SIGNED, sealed and delivered in the presence of:
Charles W. Vance (SEAL)
John L. Spungz (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 9th day of May 19 62.
Charles W. Vance (SEAL)
John L. Spungz

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER (Grantee wife of Grantor)
COUNTY OF }
I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.
GIVEN under my hand and seal this _____ day of _____ 19 _____.
(SEAL)
Notary Public for South Carolina.

RECORDED this 16th day of June 19 62, at 8:54 A. M., No. #31164

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