

TITLE TO REAL ESTATE—Mann & Mann, Lawyers Building, Greenville, S. C.
STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUN 14 3 55 PM 1963

OLLIE FENNERTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, that we, James M. Bryan and Hilda K. Bryan,

in consideration of Thirteen Hundred and No/100 (\$1300.00)----- Dollars,
and assumption of mortgage
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto John A. Wiggs, his heirs and assigns forever:

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southeastern side of Crestwood Drive, near the Town of Mauldin, in Austin Township, being shown as Lot No. 53A and the southwestern one-half of Lot No. 52, on plat of Peachtree Terrace, made by Dalton & Neves, Engineers, January 1956, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "EE", Page 189, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeast side of Crestwood Drive at the joint front corner of Lots 53 and 53A and running thence along the line of Lot 53, S. 22-18 E. 159.1 feet to an iron pin; thence N. 72-18 E. 104.2 feet to an iron pin; thence N. 64-58 E. 54 feet to an iron pin in the center of the rear line of Lot 52; thence through the center of Lot 52, ~~in a northwesterly direction~~ N. 28-06 W. 169.1 feet to an iron pin on the southeast side of Crestwood Drive, in the center of the front line of Lot 52; thence along the southeast side of Crestwood Drive S. 65-33 W. 45 feet to an iron pin; thence continuing along Crestwood Drive S. 66-50 W. 96.3 feet to the beginning corner.

The above is the same property conveyed to the grantors by deed recorded in Deed Book 620, Page 484.

As part of the consideration for this conveyance the grantee assumes and agrees to pay the balance due on the mortgage given by the grantors to C. Douglas Wilson & Co. recorded in Mortgage Book 781, Page 239, the balance now due and owing being \$9934.39.

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 14th day of June 1963.

SIGNED, sealed and delivered in the presence of:

James M. Bryan (SEAL)
Hilda K. Bryan (SEAL)
John Mann (SEAL)
Judith S. Porter (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

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 14th day of June 1963.

John Mann (SEAL)
Notary Public for South Carolina.
Judith S. Porter

STATE OF SOUTH CAROLINA }
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RENUNCIATION OF DOWER

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 14th day of June 1963.

John Mann (SEAL)
Notary Public for South Carolina.
Hilda K. Bryan

RECORDED this 14th day of June 1963 at 3:55 P. M., No. #32373

799- M6.2-1-95