

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.

DEC 10 1 29 PM 1963

OLLIE

KNOW ALL MEN BY THESE PRESENTS, that I, Ione McBee,

in consideration of One and No/100----- Dollars,  
and the 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 R. C. Avery, his heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being in the State and County aforesaid, Chick Springs Township, near the Southern Bleachery and Print Works colored section known as BLACK TOP, being bounded on the north, east and south by other lands of G. D. Collier, and on the west by a 1 acre lot of William Hawkins, and being a part of the same land that was conveyed to me by Charles Hammett, Executor of the Last Will and Testament of W. A. Hammett, deceased, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the William Hawkins line at a point N. 6-08 E. 110 feet from a large iron pin, corner of the Bleachery and Print Works land and also joint corner of the Hawkins 1 acre lot, and runs thence with the Hawkins line N. 6-08 E. 142 feet to a stake, joint corner of the Hawkins lot; thence N. 31-27 W. 85.9 feet to a stake on the Hawkins line; thence a new line S. 83-52 E. 262.5 feet to a stake; thence S. 6-08 W. 202 feet to a stake; thence N. 83-52 W. 210 feet to the beginning corner, containing one (1) acre, more or less.

The above described property is the same conveyed to William McBee and Ione McBee by G. D. Collier by deed dated May 6, 1953 and recorded in the R. M. C. Office for Greenville County in Deed Book 525, Page 545. The said William McBee died intestate in Greenville County, South Carolina, on April 6, 1963, leaving as his sole heirs and distributees the grantor herein and his son, Michael Roger McBee, and it is intended hereby to convey my entire interest in said property, including the interest inherited by me. See Apt. 825, File 12, Probate Court, Greenville County, S. C.

As a part of the consideration for the within conveyance the grantee assumes and agrees to pay the balance due on that certain note and mortgage by William B. McBee and Ione McBee to Canal Insurance Company dated August 3, 1956, subsequently assigned to New York Life Insurance Company, recorded in the R. M. C. Office for Greenville County in Mortgage Book 686, at Page 525, the balance now due thereon being \$ 5,400.00.

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 27th day of November 1963

SIGNED, sealed and delivered in the presence of:

Ione McBee (SEAL)

Minnie Gilliam (SEAL)

Jose P. Patterson (SEAL)

CONNECTICUT }  
STATE OF ~~SOUTH CAROLINA~~ }  
COUNTY OF FAIRFIELD }

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 27 day of November 19 63

Harrison S. Johnson (SEAL)  
Notary Public for ~~South Carolina~~ Connecticut

Minnie Gilliam

My commission expires April 1, 1967

STATE OF SOUTH CAROLINA }  
COUNTY OF \_\_\_\_\_ }

RENUNCIATION OF DOWER (Woman Grantor)

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 10th day of December 19 63, at 1:29 P. M., No. 16727

265-710.2-1-2.1