

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY MAY 15 4 51 PM 1964



Know All Men by These Presents:

That I, A. D. RAINEY,

in consideration of the sum of Four Thousand and 00/100 ----- in the State aforesaid, ----- DOLLARS,

and taking subject to the mortgages 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

WILLIAM B. DUCKER, his heirs and assigns, forever:

ALL that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being on the North side of Rogers Avenue, near the City of Greenville, in Greenville County, S. C., being shown as Lot No. 33 on plat of B. E. Geer Property, revised by W. M. Rast, Engineer, May 1929, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book "G", at Page 237 (also shown on survey made by R. W. Dalton, Surveyor, March 20, 1948) and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Rogers Avenue, at joint front corner of Lots 32 and 33, said pin being 80 feet East from the Northeast corner of the intersection of Rogers Avenue and Pine Street and running thence along the North side of Rogers Avenue, N. 83-55 E., 78 feet to an iron pin at corner of Lot 34; thence with the line of Lot 34, N. 5-50 W., 100.4 feet to an iron pin; thence S.83-55 W., 78 feet to an iron pin at the rear corner of Lot 32; thence with the line of Lot 32, S. 5-50 E., 100.4 feet to an iron pin on the North side of Rogers Avenue, the beginning corner.

This property is conveyed subject to the lien of the following mortgages: (1) FHA Mortgage given by James Y. Busbin to C. Douglas Wilson & Co, in the original amount of \$4,800.00, dated March 23, 1948, recorded in the R.M.C. Office for Greenville County, S. C., in Mortgage Book 383, at Page 436 on which there remains unpaid a principal balance of \$ 1,302.74 ; (2) VA Mortgage given by James Y. Busbin to C. Douglas Wilson & Co., in the original amount of \$1,250.00, dated March 23, 1948, recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Book 383, at Page 440, on which there remains unpaid a principal balance of \$ 234.85 . See deed to grantor recorded Deed Book 527, Page 109. Grantee to pay 1964 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 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 15th day of May in the year of our Lord One Thousand Nine Hundred and sixty four.

Signed, Sealed and Delivered in the Presence of

Joan O. Burgess
Patrick C. Fant

A. D. Rainey (Seal)
A. D. Rainey (Seal)



State of South Carolina, }
Greenville County

Personally appeared before me Joan O. Burgess

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

Sworn to before me this 15th day of May, A. D. 19 64
Patrick C. Fant (Seal)
Notary Public for South Carolina

Joan O. Burgess (Seal)

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. Elaine Rainey wife of the within named A. D. Rainey 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 William B. Ducker, his Heirs and Assigns, all her interest and estate,

GIVEN under my hand and seal this 15th day of May, A. D. 19 64.
Patrick C. Fant (Seal)
Notary Public for South Carolina

Elaine Rainey (Seal)
Elaine Rainey

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 15th day of May 19 64, at 4:51 P. M., No. 32402

235-167-8-24