

TITLE TO REAL ESTATE--Prepared by SIDNEY L. JAY, ATTORNEY AT LAW, 114 MANLY STREET, GREENVILLE, SOUTH CAROLINA

State of South Carolina } 43 AM 1964
MAY 21 11

Know All Men by These Presents:

COUNTY OF GREENVILLE } NORTH

That ----- Clarence B. Rogers and Gladys M. Rogers -----

in the State aforesaid,
in consideration of the sum of Six Hundred Fifty and No/100 (\$650.00) ----- DOLLARS,
and assumption of mortgage

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 grantee(s)

RALPH E. MADDEN, HIS HEIRS AND ASSIGNS FOREVER:

That certain lot of land in Greenville County, State of South Carolina, on the southwesterly side of Chestnut Street near the City of Greenville, being shown as Lot No. 5 on a plat of Sunnymede, recorded in Plat Book II at page 109, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Chestnut Street, 244 feet southeast from McGarrity Street; at the corner of Lot No. 4, and running thence with the line of said Lot, S 32-28 W, 189.4 feet to an iron pin; thence continuing on the same course to the center of Brushy Creek; thence with the center of Brushy Creek as the line, the line of traverse being S 43-58 E, 68.8 feet to a point at the corner of Lot No. 6; thence with the line of Lot No. 6, N 30-44 E, to an iron pin near a branch and continuing N 30-44 E, 196.6 feet to an iron pin on Chestnut Street; thence with the southwesterly side of Chestnut Street N 53-40 W, 57.7 feet and N 47-39 W, 3.4 feet to the point of BEGINNING.

AS A PART OF THE CONSIDERATION the grantee assumes and agrees to pay the balance on that certain mortgage to Canal Insurance Company, in the original amount of \$8,450, the same being recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 922 at page 345 on May 17, 1963, and on which there is a present balance of \$8,225.35.

The grantors set over and assign to the grantee the insurance policy and escrow account in connection with the above loan.

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 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, 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, or Successors 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(s) and seal(s) this 20th day of May, 19 64

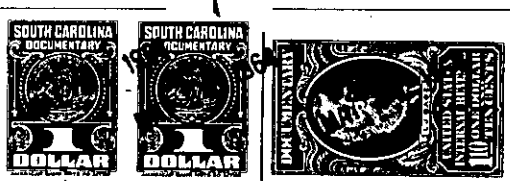
Signed, Sealed and Delivered in the Presence of

Clarence B. Rogers (Seal)
Gladys M. Rogers (Seal)

(Seal)

Linda F. Martin

(Seal)



State of South Carolina }
COUNTY OF GREENVILLE }

Personally appeared before me 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 20th day of May, A. D., 19 64

[Signature] (Seal)
Notary Public for South Carolina

Linda F. Martin

State of South Carolina }
COUNTY OF GREENVILLE }

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) 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 or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s) and the grantee's Heirs, or Successors and Assigns, all the interest and estate, and also 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 20th day of May, A. D., 19 64

Gladys M. Rogers

[Signature] (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____ U. S. \$ _____, 19 64 at 10:43 A.M. #32957
Recorded this 21st day of May

108-1-21