

STATE OF SOUTH CAROLINA 9 41 AM 1965

BOOK 787 PAGE 277

GREENVILLE COUNTY

OLLIE L. BROWN

R.M.C. Know All Men by These Presents:

That we, James M. McGuire and Reasel P. McGuire

in the State aforesaid, in consideration of the sum of Six Thousand Three Hundred Fifty-Nine and 47/100 (\$6,359.47) DOLLARS, and assumption of the mortgage set forth 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

Julian A. Cave and Cornelia C. Cave, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northwesterly side of Barbara Avenue, near the City of Greenville, S. C., being known and designated as Lot No. 279 on Plat of Property of Robert J. Edwards, recorded in the RMC Office for Greenville County, S. C. in Plat Book EE, pages 60 and 61 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Barbara Avenue at the joint front corner of Lots 278 and 279 and running thence with the common line of said Lots N 47-0 W 300 feet to an iron pin, joint rear corner of Lots 278 and 279; thence N 43-00 E 172.7 feet to an iron pin in the rear line of Lot No. 243; thence S 33-30 E 308.6 feet to an iron pin on the northwesterly side of Barbara Avenue; thence with the northwesterly side of Barbara Avenue S 43-00 W 101 feet to an iron pin, the point of beginning.

For deed into grantors, see Deed Book 739, page 251.

As a part of the consideration herein the grantees do hereby assume and agree to pay the balance due of \$16,240.53 on that certain mortgage given by William L. Palmer and Ellen B. Palmer to The Prudential Insurance Company of America, in the face amount of \$17,900.00, dated May 16, 1961, and recorded on May 18, 1961 in the RMC Office in Mortgage Book 858, page 94.



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 their 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) hands and seals this 1st day of December in the year of our Lord One Thousand Nine Hundred and Sixty-Five

Signed, Sealed and Delivered in the Presence of

Carol R. Davis
May R. Johnson, Jr.

James M. McGuire (Seal)
Reasel P. McGuire (Seal)

State of South Carolina, Greenville County

Personally appeared before me Carol R. Davis

and made oath that she saw the within named grantor(s) James M. McGuire and Reasel P. McGuire sign, seal and as their act and deed deliver the within written deed, and that she, with Maye R. Johnson, Jr. witnessed the execution thereof.

Sworn to before me this 1st day of December, A. D. 19 65
Maye R. Johnson, Jr. (Seal)
Notary Public for South Carolina

Carol R. Davis

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Maye R. Johnson, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Reasel P. McGuire wife of the within named James M. McGuire 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 Julian A. Cave and Cornelia C. Cave, their

Heirs and Assigns, all her interest and estate, and also all 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 1st day of December, A. D. 19 65
Maye R. Johnson, Jr. (Seal)
Notary Public for South Carolina

Reasel P. McGuire

271- P159-1-103