

FILED

Prepared by the offices of CARTER & HILL, Attorneys at Law 123 Broadus Avenue, Greenville, S. C.

BOOK 815 PAGE 607

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

MAR 20 3 35 PM 1967

OLLIE F. WORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that I, Joe B. Keller

in consideration of Eight Hundred and No/100 (\$800.00) and assumption of mortgage below---- Dollars, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Clarence George Pruitt, his heirs and assigns:

ALL that piece, parcel or lot of land in Greenville County, State of South Carolina, near the City of Greenville, being known and designated as Lot No. 409 on plat of Property of Carolina Company and recorded in the R. M. C. Office for Greenville County in Plat Book J at pages 4 and 5, and having, according to the said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Berkley Avenue 900.5 feet from the intersection of Buncombe Road and Berkley Avenue and running thence along the joint line of Lots Nos. 409 and 410 S. 57-02 E. 205.0 feet to an iron pin; thence running along the joint rear line of Lots Nos. 231 and 409 N. 32-58 E. 65.0 feet to an iron pin; thence running along the joint line of Lots Nos. 408 and 409 N. 57-02 W. 205.0 feet to an iron pin on the southeastern side of Berkley Avenue; thence running along the said Berkley Avenue S. 32-58 W. 65.0 feet to an iron pin, the point of beginning.

This conveyance is made subject to all easements, restrictions, rights of way, if any, affecting this property.

As a part of the consideration herein, the grantee agrees to assume and pay the balance due under a mortgage to C. Douglas Wilson & Co., recorded in the R. M. C. Office for Greenville County in Mortgage Book _____ at page _____, and having a current balance of \$10,366.69.



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 20th day of March 1967.

SIGNED, sealed and delivered in the presence of:

Joe B. Keller (SEAL)
Joe B. Keller

Clarence W. Watson (SEAL)

R. H. Phelpset Jr. (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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20th day of March 1967

S. H. Phelpset Jr. (SEAL)
Notary Public for South Carolina.

Clarence W. Watson

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) 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 20th day of March 1967.

Clarence W. Watson (SEAL)
Notary Public for South Carolina.

Clarence W. Watson

RECORDED this 20th day of March 1967 at 3:36 P. M., No. 22516