BOOK 647 PAGE 353

FILED
GREENVILLE CO. S. C.

TITLE TO REAL ESTATE—C. Victor Pyle, Attorney at Law, Greenville, S. C.

APR 4 4 24 PM 1960

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

OLLIE FARNSWORTH
R. M. C.

Know All Men by These Presents:

That I, Morris F. Smith, in the State aforesaid, in consideration of the sum of Nine Hundred Fifty-six and 16/100 - ($956.16) - - - - 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

Frances Rosella Linville, her heirs and assigns:

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and being known and designated as Lot 30 on a plat of the property of Pine Brook Extension, which plat is recorded in Plat Book W at Page 73 in the R.M.C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Runyon Drive, the joint front corner of Lots 29 and 30, and running thence with line of Lot 29, S. 25-50 E., 133 feet to an iron pin in line of Lot 31; thence with the line of Lot 31, S. 72-47 W., 100.05 feet to an iron pin on Cardinal Drive; thence with said Cardinal Drive, N. 25-50 W., 125 feet to an iron pin at the intersection of Runyon Drive and Cardinal Drive, N. 68-09 E., 100 feet to the beginning corner.

As a part of the consideration for this conveyance, grantee assumes and agrees to pay the balance of that certain mortgage held by Fidelity Federal Savings & Loan Association recorded in volume 679 at page 439.

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 her 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 4th. day of April in the year of our Lord One Thousand Nine Hundred and Sixty

Signed, Sealed and Delivered in the Presence of

C. Victor Pyle

Jewell L. Payne

Morris F. Smith (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Jewell L. Payne and made oath that she saw the within named grantor(s) Morris F. Smith sign, seal and as his act and deed deliver the within written deed, and that she, with C. Victor Pyle witnessed the execution thereof.

Sworn to before me this 4th day of April, A. D. 1960.

C. Victor Pyle (Seal)
Notary Public for South Carolina

Jewell L. Payne

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, C. Victor Pyle, Notary Public, do hereby certify unto all whom it may concern, that Mrs. Jessie Mae Smith, wife of the within named Morris F. Smith 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 Frances Rosella Linville, her 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 4th. day of April, A. D. 1960.

C. Victor Pyle (Seal)
Notary Public for South Carolina

Mrs. Jessie Mae Smith

Cancelled documentary stamps attached: S. C. $____; U. S. $____

Recorded this 4th day of April 1960, at 4:24 P.M., No. #27137

P15. 11-6-40