

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That We, William Edward Poag, III, and Peggy Jo Ann Poag

in consideration of the sum of One Thousand and no/100 (\$1,000.00) in the State aforesaid, DOLLARS, and assumption of the mortgage as 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 William H. Israel, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Butler Township, being known and designated as Lot 196 of a subdivision known as Pine Forest as shown on plat thereof prepared by Dalton & Neves, August, 1959 and recorded in the RMC Office for Greenville County in Plat Book QQ, at Pages 106 and 107 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern edge of Vine Hill Road, the joint front corner Lots 195 and 196 and running thence along the joint line of said lots, N 16-42 E 170.8 feet to an iron pin on the rear line of Lot 203; thence along the rear line of Lots 203 and 202, S. 68-56 E 100.3 feet to an iron pin at the rear corner Lot 197; thence along the line of that lot, S 16-42 W 163.1 feet to an iron pin on the northern edge of Vine Hill Road; thence along the northern edge of Vine Hill Road, N 73-18 W 100 feet to the beginning Corner.

As a part of the consideration hereof the grantee does assume and agree to pay the unpaid balance of \$10,092.02 due on that certain mortgage given by Wooten Corporation of Wilmington to the First Federal Savings & Loan Association of Greenville, in the original amount of \$10,300.00, dated July 6, 1960 and as recorded in Deed Book 829, at page 529, on July 8, 1960.

As further consideration hereof the grantee does assume and agree to pay the unpaid balance of \$5,450.00 due on that certain second mortgage given by William Edward Poag, III and Peggy Jo Ann Poag to the Wooten Corporation of Wilmington, in the original amount of \$5,450.00, dated July 26, 1960, and as recorded in Deed Book 831, page 429.

For deed into Grantor see Deed Book 655, page 359. Restrictions see Deed Book 635, page 459.

Grantee to pay 1961 taxes.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

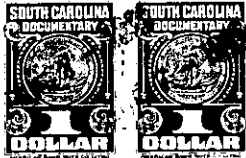
TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

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 7th day of August in the year of our Lord One Thousand Nine Hundred and Sixty-one

Signed, Sealed and Delivered in the Presence of

Lenora Granberg (Seal), Maye R. Johnson, Jr. (Seal), William Edward Poag, III (Seal), Peggy Jo Ann Poag (Seal)



State of South Carolina, Greenville County

Personally appeared before me Lenora Granberg

and made oath that she saw the within named grantor(s) William Edward Poag, III and Peggy Jo Ann Poag 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 7th day of August, A. D. 1961. Maye R. Johnson, Jr. (Seal) Notary Public for South Carolina

Lenora Granberg (Seal)

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. Peggy Jo Ann Poag wife of the within named William Edward Poag, III 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 H. Israel

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released. his Heirs and Assigns, all her interest and estate,

GIVEN under my hand and seal this 7th day of August, A. D. 1961. Maye R. Johnson, Jr. (Seal) Notary Public for South Carolina

Peggy Jo Ann Poag (Seal)

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

Recorded this 7th day of August 1961, at 4:09 P.M. M., No. #3698

119.A.2