GEET WALLE CO

TITLE TO REAL ESTATE-Riley & Riley, Attorneys at Law, E. Coffee Street, Greenville, S. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

County Stamps Paid # 15.40 See Act No.380 Section 1

KNOW ALL MEN BY THESE PRESENTS, that We, WILLIAM STRATTON CALLAGHAN and MARGARE TO

CALLAGHAN,

ollin. in consideration of THIRTEEN THOUSAND EIGHT HUNDRED EIGHTY-THREE and 47/100---the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

JAMES WALTER SEATON, JR. and ANTJE URSULA SLATON, their heirs and assigns forever:

All that lot of land with the buildings and improvements thereon situate on the West side of Prince Avenue, in the City of Greenville, in Greenville County, South Carolina, being shown as Lot No. 64 and the adjoining one-half of Lot No. 63 on plat of Pleasant Valley, made by Dalton and Neves, Engineers, April 1956, revised through January 1953, recorded in the RMC Office for Greenville County, S.C., in Plat Book EE at Page 5, and having according to said Plat the following mates and bounds to wit: ing metes and bounds to wit:

BEGINNING at an iron pin on the West side of Prince Avenue at joint front corner of Lots 64 and 65 and runs thence along the line of Lot #65, S. 69-31 W., 175 feet to an iron pin; thence N. 20-29 W., 90 feet to an iron pin in the center of the rear line of Lot #63; thence through the center of Lot #63, N. 69-31 E., 175 feet to an iron pin on the West side of Prince Avenue in the center of the front line of Lot #63; thence along Prince Avenue S. 20-29 E., 90 feet to the beginning corner.

This is the same property conveyed to the grantors herein by deed of Edward T. and Martha M. Nolan, dated July 16, 1963, and recorded in the RMC Office for Greenville County, S. C., in Deed Book 728 at page 22.

This conveyance is made subject to any Restrictive Covenants, building setback lines, rights of way and easements which may affect the above described property.

As a part of the consideration for this conveyance, the grantees assume and agree to pay the balance due on that certain note and mortgage given by the grantors herein to Aiken Loan & Security Company, said mortgage being recorded inthe RMC Office for Greenville County in Mortgage Volume 928 at Page 515, upon which there remains a balance due of \$11,357.88.



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. together with all and singular the rights, members, hereutainents and appartmenters to said pleanless 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 $7  \text{th}$ day of	September 19 68.	
SIGNED, sealed and delivered in the presence of:	William Stratton Callaghace	(SEAL
Marie Forhing	Mayout C. Callaghon	_(SEAL
Din Pion		_(SEAL
_ (7.W. Kully		_(SEAL
STATE OF SOUTH CAROLINA	PROBATE -	

COUNTY OF Greenville

Personally appeared the undersigned witness and ma de 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 7th day of ... September

19 68

S

 ${\bf \hat{r}}_{\rm U}$ 

 $\setminus_{\mathbf{j}}$ 

 $\mathcal{J}$ 

Notary Public for South Carolina. My Commission expires:

1-1-71 RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA

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
			_			

19 68 . 7th day of September

· Mergant C Callachon

Notary Public for South Carolina. \_\_(SEAL) ires: /-/-7/ My Commission exp 2 .1.1.