

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, John W. Clemens, in the State aforesaid, in consideration of the sum of \$1,350.00 cash, and assumption of two mortgages in the sum of \$7,649.60

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

Hines S. Richardson, Jr. and Billie C. Richardson,

All that piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the South side of Potomac Avenue, in that area recently annexed to the City of Greenville, in Greenville County, S. C., being shown as Lot #229 on plat of Pleasant Valley, Section 1, made by Dalton & Neves, Engineers, April 1946, revised May 1946, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book P, page 93, and having according to said plat and a recent survey made by R. W. Dalton, Surveyor; July 1949, the following metes and bounds, to-wit:

BEGINNING At an iron pin on the South side of Potomac Avenue, at joint front corner of Lots 229 and 230, and running thence along the line of Lot 230 S. 0-08 E. 160 feet to iron pin; thence S. 89-52 W. 60 feet to iron pin; thence along the line of Lot 228 N. 0-08 W. 160 feet to iron pin on the South side of Potomac Avenue; thence along the South side of Potomac Avenue N. 89-52 E. 60 feet to the beginning corner.

Being one of the lots conveyed to the Grantor by Roy Waters by deed dated July 12, 1949, and recorded in the R. M. C. office for Greenville County, S. C. in Deed Book 386, page 445.



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) hand and seal this 18th day of April in the year of our Lord One Thousand Nine Hundred and Fifty

Signed, Sealed and Delivered in the Presence of

Patricia J. Coe
Erwin Hall

John W. Clemens (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Patricia J. Coe

and made oath that she saw the within named grantor(s) John W. Clemens sign, seal and as his act and deed deliver the within written deed, and that she, with Erwin Hall witnessed the execution thereof.

Sworn to before me this 18th day of April, A. D. 1950

Notary Public for South Carolina Virginia

State of South Carolina, Greenville County

RENUNCIATION OF DOWER I, Mrs. Gladys Q. Clemens Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Gladys Q. Clemens wife of the within named John W. Clemens 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 Hines S. Richardson, Jr. and Billie C. Richardson 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 18th day of April, A. D. 1950

Notary Public for South Carolina Virginia

Cancelled documentary stamps attached: S. C. \$ 51 P.

Recorded this 21st day of April 1950 at 3: M., No. 9964 222-6-8