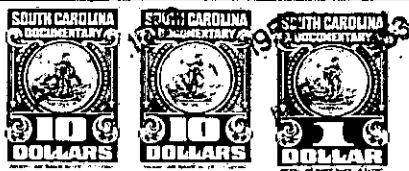


APR 1 10 39 AM 1953

ELLIE FARNSWORTH



KNOW ALL MEN BY THESE PRESENTS That I, FRED E. SCHRODER,

in the State aforesaid,

in consideration of the sum of Eleven Thousand Four Hundred Ninety-one and 76/100 (\$11,491.76) Dollars in cash and the assumption of a mortgage to the grantor in hand paid at and before the sealing of these presents by the grantee (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto HARRY W. DUGUID:

All that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being on the Eastern side of Sylvan Way in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots 108, 109, 110 and 111 as shown on a plat entitled "Marshall Forest" made by Dalton & Neves, October, 1928, and recorded in the R. M. C. Office for Greenville County in Plat Book H, at pages 133 and 134, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Sylvan Way at the joint front corner of Lots 111 and 112, which iron pin is 153.2 feet from the intersection of Sylvan Way and a 10 foot strip reserved for utilities, and running thence with the common line of said lots N. 45-20 E. 190.9 feet to an iron pin in the line of said 10 foot strip reserved for utilities; thence with the line of said strip N. 85-20 E. 152.3 feet to the intersection of said 10 foot strip with another 10 foot strip reserved for utilities; thence with the line of said last mentioned strip S. 41-40 E. 1.8 feet to an iron pin at the joint rear corner of Lots 107 and 108; thence with the common line of said two lots S. 45-20 W. 296.4 feet to an iron pin on the Eastern side of Sylvan Way; thence with the Eastern side of Sylvan Way N. 51-14 W. 50.3 feet to an iron pin; thence continuing with the Eastern side of Sylvan Way N. 51-03 W. 50 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the grantor herein by Andrea C. Patterson by her deed dated March 16, 1949, and recorded in the R. M. C. Office for Greenville County in Deed Book 375, at page 525.

As a part of the consideration for this conveyance, the grantee herein assumes and agrees to pay a certain mortgage upon the above described premises in the principal sum of \$18,000.00 dated December 22, 1950, given by the grantor to C. Douglas Wilson & Co. and recorded in the R. M. C. Office for Greenville County in Mortgage Book 486, at page 449. The unpaid balance upon said mortgage is \$16,508.24.

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 hereinabove named, his Heirs and Assigns forever. And the grantor do(es) hereby bind the grantor and the grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee hereinabove named, and the grantee's Heirs and Assigns against the grantor and grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's hand and seal this 1st day of April in the year of our Lord One Thousand Nine Hundred and Fifty-three.

Signed, Sealed and Delivered in the Presence of

Thomas K. Johnstone, Jr. (Seal)

Fred E. Schroder (Seal)



STATE OF SOUTH CAROLINA, County of GREENVILLE.

Personally appeared before me Romaine Barnes

and made oath that he saw the within named grantor sign, seal and as his act and deed deliver the within written deed, and that he, with Thomas K. Johnstone, Jr. witnessed the execution thereof.

Sworn to before me this 1st day of April, A.D. 1953. Thomas K. Johnstone, Jr. (Seal) Notary Public for South Carolina

Romaine Barnes (Seal)

STATE OF SOUTH CAROLINA, County of GREENVILLE.

RENUNCIATION OF DOWER

S. C.

I, Thomas K. Johnstone, Jr., a Notary Public for /,

do hereby certify unto all whom it may concern, that Mrs. Rose M. Schroder wife of the within named Fred E. Schroder 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 the grantee, his 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 1st day of April, A.D. 1953. Thomas K. Johnstone, Jr. (Seal) Notary Public for South Carolina

Rose M. Schroder (Seal)



Recorded April 1st, 1953 at 10:39 A. M. #7316

210-3-83, 84, 85 & 86