

Know All Men by These Presents:

That **WE, HARRY G. DUBEN and LEONA M. DUBEN** in the State aforesaid, DOLLARS,
in consideration of the sum of Ten and No/100-----
AND OTHER CONSIDERATIONS
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 TAYLORS LUMBER COMPANY, INC., its successors and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the North side of Highland Avenue (sometimes referred to as Highland Street) in Chick Springs Township, Greenville County, South Carolina, being shown as Lots 25 and 26 on Plat of B. F. Flynn Estate, made by H. S. Brockman, Surveyor, May 9, 1947, recorded in the RMC Office for Greenville County, S. C., in Plat Book "R", page 81, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the North side of Highland Avenue at joint front corner of Lots 24 and 25, and running thence with the North side of Highland Avenue, N. 77-35 E., 118.5 feet to an iron pin at the Northwest corner of Highland Avenue and Flynn Street; thence along the West side of Flynn Street, N. 19-53 W., 143.6 feet to an iron pin; thence S. 67-15 W., 100 feet to an iron pin; thence along the line of Lot 24, S. 12-25 E., 121.6 feet to an iron pin on the North side of Highland Avenue, the beginning corner.

THIS is the same property conveyed to the Grantors herein by deed of Mrs. Ruth Thompson, dated February 13, 1955, and recorded in the RMC Office for Greenville County, S. C., in Deed Book 522, at page 203.

THIS conveyance is in full and complete satisfaction of that mortgage given by us to Taylors Lumber Company, dated February 18, 1957, recorded in the said RMC Office in Mortgage Book 706, page 490, and that mortgage given by Mrs. Ruth Thompson to Mrs. J. H. Alewine, et al, dated March 13, 1953, recorded in said RMC Office in Mortgage Book 556, page 335, payment later assumed by us and subsequently assigned by Mrs. J. H. Alewine, et al, to Taylors Lumber Company; and is not intended as a mortgage or as security of any kind, but an absolute conveyance for the title to the above property.

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 its successors ~~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) hands and seals, this 3rd day of March in the year of our Lord One Thousand Nine Hundred and Forty-seven.

Signed, Sealed and Delivered in the Presence of
Opriel W. Graf (Seal)
William H. Graf (Seal)
Harry G. Duben (Seal)
Leona M. Duben (Seal)



State of ~~South Carolina~~ ^{ILLINOIS} }
Cook }
Greenville County } Personally appeared before me *Daniel W. Graf*

and made oath that he saw the within named grantor(s) Harry G. Duben and Leona M. Duben sign, seal and as their act and deed deliver the within written deed, and that he, with William W. Graf witnessed the execution thereof.

Sworn to before me this 3 day of March, A. D. 1958.
Daniel W. Graf (Seal)
Notary Public for ~~South Carolina~~ ^{ILLINOIS} Cook County, Illinois
My commission expires February 1 - 1959

State of ~~South Carolina~~ ^{ILLINOIS} }
Cook }
Greenville County } **RENUNCIATION OF DOWER**

unto all whom it may concern, that Mrs. Leona M. Duben wife of the within named Harry G. Duben 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 Taylors Lumber Company, Inc., its successors, 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 3 day of March, A. D. 1958.
Daniel W. Graf (Seal)
Notary Public for ~~South Carolina~~ ^{ILLINOIS} Cook County, Illinois
My commission expires February 1 - 1959
Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this 3rd day of July 1958, at 11:09 A.M., No. 662