

TITLE TO REAL ESTATE - Offices of PRICE & POAG, Attorneys at Law, Greenville, S. C. GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA GREENVILLE COUNTY

MAR 14 11 13 AM 1959

Know All Men by These Presents:

That We, Elmer Chrisman Elsea, Jr. and Sara L. Elsea in the State aforesaid, in consideration of the sum of ONE THOUSAND NINE HUNDRED AND FIFTY & NO/100 (\$1950.00) - - - - DOLLARS, and assumption of mortgage 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 Robert C. Edwards, Jr., his heirs and assigns, forever:

All that certain piece, parcel or lot of land, near the City of Greenville, County of Greenville, State of South Carolina, on the Southwestern side of Bidwell Street being known and designated as Lot No. 74 on Plat of Pine Brook as recorded in the R. M. C. Office for Greenville County in Plat Book Z at Page 148, and having such metes and bounds, as follows:

BEGINNING at an iron pin on the Southwestern side of Bidwell Street, said iron pin being 275 feet N. 33-31 W. from the Southern intersection of Edwards Road and Bidwell Street; thence S. 56-29 W. 150 feet to an iron pin; thence N. 33-31 W. 75 feet to an iron pin; thence N. 56-29 E. 150 feet to an iron pin on the Southwestern side of Bidwell Street; thence with Bidwell Street S. 33-31 E. 75 feet to an iron pin, point of beginning and being the identical property conveyed to the grantors by deed recorded in the aforementioned R. M. C. Office in Vol. 563, at Page 41.

As a specific part of the consideration hereof, the grantee assumes and agrees to pay that certain note and mortgage executed by the grantors to General Mortgage Company, assigned to New York Life Insurance Company, dated October 9, 1956, in the original amount of \$11,550.00, said mortgage being recorded in Vol. 693, at page 351. The present balance due on said note and mortgage, and the amount assumed by the grantee is Ten Thousand Nine Hundred Fifty-Seven & 40/100 (\$10,957.40) Dollars.

Grantee to pay 1959 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') hands and seals this 14th day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Nine

Signed, Sealed and Delivered in the Presence of

[Signature]

[Signature]

Elmer Chrisman Elsea, Jr. day of March in the year

[Signature] (Seal)

Sara L. Elsea (Seal)

(Seal)

(Seal)

(Seal)

TENNESSEE State of South Carolina KNOX Greenville County

Personally appeared before me [Signature] S. C. Law

and made oath that he saw the within named grantor(s) Elmer Chrisman Elsea, Jr. and Sara L. Elsea sign, seal and as their act and deed deliver the within written deed, and that he, with Helen C. Akard witnessed the execution thereof.

Sworn to before me this 11th day of March, A. D. 1959

[Signature] (Seal) Notary Public for South Carolina Tennessee My Commission Expires Jan 20 1960

TENNESSEE State of South Carolina KNOX Greenville County

RENUNCIATION OF DOWER

I, Helen C Akard Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sara L. Elsea wife of the within named Elmer Chrisman Elsea, Jr. 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 Robert C. Edwards, Jr., 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 11th day of March, A. D. 1959

[Signature] (Seal) Notary Public for South Carolina Tennessee My Commission Expires Jan 20 1960

Cancelled documentary stamps attached \$0.00 11:13 A. M. Recorded this 14th day of March 19 59, at 1 M., No. 23694

P15.11-5-6