

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by these Presents:

That J. EUGENE HAWKINS in the State aforesaid, in consideration of the sum of Five (\$5.00) Dollars and the recitals below DOLLARS,

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 FRANK ULMER LUMBER CO., ITS SUCCESSORS AND ASSIGNS:

All that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, lying on the northeastern corner of Maryland Avenue and Texas Avenue, shown as Lot 159, on plat of Sec. 2, Oakcrest, recorded in Plat Book GG, Pages 130 and 131, being the same property conveyed to the grantor by deed recorded in Deed Book 616, Page 370.

IT IS UNDERSTOOD that the grantee assumes and agrees to pay the balance due under a mortgage held by First Federal Savings & Loan Association in the original amount of \$7100.00 recorded in Mortgage Book 775, Page 148. IT IS FURTHER UNDERSTOOD that this conveyance is made in consideration of the cancellation of any personal liability under a second mortgage held by the grantee in the original amount of \$2102.12 recorded in Mortgage Book 778, Page 116.

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 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 20 day of November in the year of our Lord One Thousand Nine Hundred and Fifty-nine.

Signed, Sealed and Delivered in the Presence of Margaret L. Gallman (Seal) (Seal) (Seal) (Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Margaret L. Gallman and made oath that she saw the within named grantor(s) J. Eugene Hawkins sign, seal and as his act and deed deliver the within written deed, and that she, with Robert F. Plaxco, Jr., witnessed the execution thereof. Sworn to before me this 20th day of November, A. D., 1959. (Seal) Notary Public for South Carolina Margaret L. Gallman

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER I, Robert F. Plaxco, Jr., Notary Public, do hereby certify unto all whom it may concern, that Mrs. Evelyn R. Hawkins wife of the within named J. Eugene Hawkins 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 FRANK ULMER LUMBER CO., its successors and Assigns, all her interest and estate, and also 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 20th day of November, A. D., 1959. (Seal) Notary Public for South Carolina Evelyn R. Hawkins

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 24th day of November 19 59, at 4:36 P.M. M., No. #15528

241-1-282