

FEB 13 11 23 AM 1961

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, R. F. Smathers

in consideration of One thousand, five hundred, twenty-five and no/100 (\$1,525.00)--- Dollars,  
and Assumption of Mortgage Referred to Below  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release  
unto Ben S. Irvin, his heirs and assigns, forever:

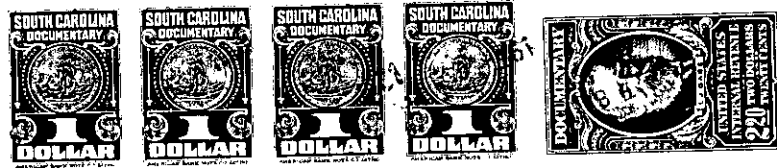
ALL that lot of land with the buildings and improvements thereon, situate on the Southeast side of Elizabeth Street, in the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot "D", on plat of North Hills, made by Dalton & Neves, Engineers, April, 1925, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "H", at Page 90, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an Iron pin on the Southeast side of Elizabeth Street, at joint front corner of Lots C and D, and running thence along the line of Lot C, S 65-17 E, 146 feet to an iron pin; thence S 16-45 W, 50 feet to an iron pin; thence with the line of Lot E, N 65-17 W, 146.8 feet to an iron pin on the Southeast side of Elizabeth Street; thence with Elizabeth, N 13-12 E, 25.3 feet to an iron pin; thence continuing with Elizabeth Street, N 21-32 E, 25 feet to the beginning corner.

This is the same property conveyed to me by deed of Clyde L. Tuck, dated July 9, 1957 recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 580, at Page 57.

As part of the consideration for this conveyance herein/assumes and agrees to pay the balance due on that mortgage given Clyde L. Tuck to Fidelity Federal Savings & Loan Association of Greenville, S. C., dated February 13, 1954, in the original amount of \$6,400.00, recorded in the R.M.C. Office for Greenville County, S. C., in Mortgage Book 586, at Page 493

Grantee to pay 1961 taxes.



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 1st day of February 1961 R. F. Smathers (SEAL)

SIGNED, sealed and delivered in the presence of:  
J. W. Jenkins (SEAL)  
Walter H. Rose (SEAL)

STATE OF SOUTH CAROLINA } PROBATE  
COUNTY OF }  
Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.  
SWORN to before me this 1st day of February 19 61 .  
Walter H. Rose (SEAL) J. W. Jenkins

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER  
COUNTY OF }  
I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.  
GIVEN under my hand and seal this 1st day of February 1961 .  
Walter H. Rose (SEAL) Virginia H. Smathers

RECORDED this 13 day of February 1961, at 11:23 A. M., No. 20084