

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

1961 AUG 9 5 57 AM

Know All Men by These Presents:

That I, Charles H. Rice,

in consideration of the sum of Twenty-One Hundred and 00/100 (\$2100.00) ... in the State aforesaid, and assumption of mortgage, to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) ... Thomas J. Howard, his heirs and assigns forever:

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 45, Fresh Meadow Farms, as per plat thereof recorded in the R. M. C. Office for Greenville County, South Carolina in Plat Book "M", page 127 and revised and recorded in Plat Book "S", page 61, and having, according to the later plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwest side of High Valley Boulevard, joint front corner Lots Nos. 44 and 45, said iron pin being 476 feet in a northwesterly direction from an iron pin in the intersection of Brookview Drive and High Valley Boulevard, and running thence S. 72-44 W. 197.0 feet to an iron pin; thence N. 7-35 E. 73 feet to an iron pin; thence N. 50-59 W. 43.6 feet to an iron pin joint rear corner Lots Nos. 45 and 46; thence N. 58-19 E. 186.2 feet to an iron pin on the Southwest side of High Valley Boulevard; thence along the Southwest side of High Valley Boulevard S. 27-25 E. 63 feet to an iron pin; thence continuing along the Southwest side of High Valley Boulevard S. 17-05 E. 87 feet to an iron pin; the point of beginning.

The above is the same property conveyed to the grantor herein by Ben H. Powell by Deed dated the 12th day of October, 1957, and recorded in the R. M. C. Office for Greenville County in Deed Book 586, at page 35

As part of the consideration hereof the grantee agrees to assume and pay that certain note and mortgage given by Arthur Eugene Moss to Goodyear Mortgage Corp. on which there is a balance due in the approximate amount of \$4,281.02, said mortgage being recorded in the (over) 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') hand and seal this 11th day of August in the year of our Lord One Thousand Nine Hundred and Sixty-One (1961).

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of Norma S. Grahl and Ernest J. Howard.

Charles H. Rice (Seal)



State of South Carolina, Greenville County

Personally appeared before me Norma S. Grahl

and made oath that s he saw the within named grantor(s) Charles H. Rice deliver the within written deed, and that s he, with Ernest J. Howard sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 11th day of August, A. D. 19 61 Ernest J. Howard (Seal) Notary Public for South Carolina

Norma S. Grahl (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Ernest J. Howard, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Loretta M. Rice, wife of the within named Charles H. Rice 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 Thomas J. Howard, 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 August, A. D. 19 61 Ernest J. Howard (Seal) Notary Public for South Carolina

Loretta M. Rice (Seal)

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Recorded this ... day of ... 19 ... at ... M., No. ...

WG 1.2 - 3-11