

FEB 23 3 45 PM 1962

TITLE TO REAL ESTATE-Prepared by RAINEY, FANT & HORTON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FANSWORTH R.M.C.

Know All Men by These Presents:

That I, MAVIS CURRY SMITH

in the State aforesaid, in consideration of the sum of Three Thousand Three Hundred Sixty One and 42/100 -- DOLLARS, and assumption of mortgage referred to below 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 FANNIE FRADY DERMID and ROBERT E. DERMID, their heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Southeast side of Keowee Avenue, in the City of Greenville, in Greenville County, S. C., being shown as Lot No. 32 on plat of Cherokee Park, made by Brodie and Bedell, Engineers, July 1913, recorded in the RMC Office for Greenville County, S. C. in Plat Book C, page 96, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southeast side of Keowee Avenue, at joint front corner of Lots 31 and 32, and runs thence with the line of Lot 31, S. 62-32 E. 173 feet, 7 inches, to an iron pin on the Northwest edge of a 15-foot alley; thence along said alley, N. 27-40 E. 60 feet to an iron pin; thence with the line of Lot 33, N. 62-32 W. 172 feet, 11 inches, to an iron pin on the Southeast side of Keowee Avenue; thence along Keowee Avenue, S. 28-09 W. 40 feet to an iron pin; thence still along Keowee Avenue, S. 27-28 W. 20 feet to the beginning corner.

Grantees assume and agree to pay the balance due on mortgage given by Mavis Curry Smith to Fidelity Federal Savings & Loan Association of Greenville, S. C. dated November 10, 1961, recorded in the RMC Office for Greenville County, S. C. in Mortgage Book 874, page 164, on which there remains due a principal balance of \$7,913.58.

This is the same property conveyed to the grantor by deed of Mrs. Festus C. Curry dated June 23, 1959, recorded in the RMC Office for Greenville County in Deed Book 629, page 523, and by deed of Harold C. Smith dated June 30, 1959, recorded in Deed Book 629, page 534. Grantees to pay 1962 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 their 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 23rd day of February in the year of our Lord One Thousand Nine Hundred and sixty two.

Signed, Sealed and Delivered in the Presence of

Eda C. Wall
Patrick C. Fant

Mavis Curry Smith (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Eda C. Wall

and made oath that s he saw the within named grantor(s) Mavis Curry Smith deliver the within written deed, and that s he, with Patrick C. Fant sign, seal and as her act and deed witnessed the execution thereof.

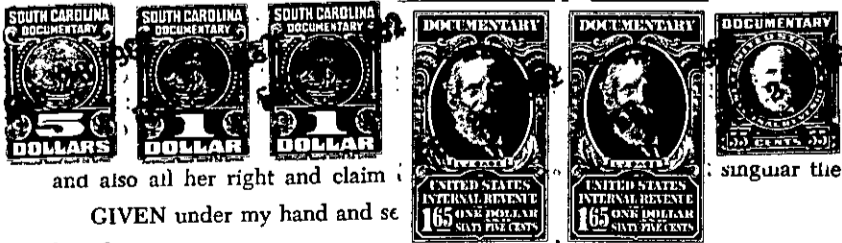
Sworn to before me this 23rd day of February, A. D. 19 62
Patrick C. Fant (Seal)
Notary Public for South Carolina

Eda C. Wall (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER GRANTOR A WOMAN Patrick C. Fant

Notary Public, do hereby certify



and also all her right and claim GIVEN under my hand and seal day of (Seal)

Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 23rd day of February 19 62, at 3:45 P.M., No. 20976

defined by me, did declare that she does freely, as whomsoever, renounce, release, and forever Heirs and Assigns, all her interest and estate, singular the premises within mentioned and released.

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