

JAN 14 12 20 PM 1963

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS, that Leslie Hinson, Jr., and Jo Ann G. Hinson

in consideration of \$1.00 plus assumption of mortgage set out below and Dollars,
the satisfaction of second mortgage
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

J. O. Shaver, his heirs and assigns forever:

All that lot of land in the County of Greenville, State of South Carolina, in the Town of Mauldin, being shown as Lot 4 and part of Lot 5 on plat made by Lewis C. Godsey on February 14, 1956 for Garrett & Parsons, and being more fully described in accordance with plat made for J. O. Shaver dated May 21, 1959, by C. O. Riddle, and being more fully described in accordance with said plats, to-wit:

Beginning at an iron pin on the western side of U. S. Highway 276, joint corner of Lots 3 and 4, and running thence S 86-50 W, 244.7 feet to an iron pin; thence N 17-15 W, 33.4 feet to an iron pin; thence N 72-35 E, 75 feet to an iron pin; thence N 17-15 W, 58.1 feet to an iron pin; thence N 84-14 E, 194.7 feet to an iron pin on the edge of U. S. Highway 276 right of way; thence along said Highway, S 3-10 E, 116 feet to the point of beginning. This is the same property conveyed to us in deed book 630 at page 81.

The grantee assumes and agrees to pay that certain mortgage executed to Fountain Inn Federal Savings & Loan Association in the original sum of \$10,000.00, as will appear by reference to mortgage book 796 at page 226, R. M. C. Office for Greenville County.

As a further consideration for this deed, the mortgage executed by Leslie Hinson, Jr., and Jo Ann G. Hinson to J. O. Shaver is hereby paid, but said mortgage shall remain open on record for the protection of J. O. Shaver as against intervening creditors, which mortgage is recorded in mortgage book 796 at page 220, R. M. C. Office for Greenville County.

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 3 day of January 1963

SIGNED, sealed and delivered in the presence of:

Leslie Hinson Jr. (SEAL)
Leslie Hinson, Jr. (SEAL)
Jo Ann G. Hinson (SEAL)
Jo Ann G. Hinson (SEAL)
Margaret Hinson (SEAL)

U T A H
STATE OF ~~SOUTH CAROLINA~~ PROBATE
COUNTY OF DAVIS

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 3 day of January 1963

Margaret Hinson (SEAL)
Notary Public for ~~SOUTH CAROLINA~~ Utah
MY commission expires: Jan. 8 1966

U T A H
STATE OF ~~SOUTH CAROLINA~~ RENUNCIATION OF DOWER
COUNTY OF DAVIS

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

3 day of January 1963.
Jo Ann G. Hinson (SEAL)
Jo Ann G. Hinson

Margaret Hinson (SEAL)
Notary Public for ~~SOUTH CAROLINA~~ Utah
MY commission expires: Jan. 8 1966
RECORDED this 14th day of January 1963, at 12:20 P. M., No. 17741

299-78.3-2-35.1