

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 13 10 43 AM 1965

OLLIE F. BOWEN
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that J. Louis Coward Construction Co., Inc.

A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Greenville, State of South Carolina, in consideration of

Twelve Thousand, Seven Hundred Thirty-Eight and 39/100 (\$12,738.39)-----Dollars, and assumption of mortgage set out below the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Jacob C. Bowman and Shirley J. Bowman, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being on Cherokee Drive near the City of Greenville, and being known and designated as Lot 354 of Sector VII of a subdivision known as Botany Woods, plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book YY at Pages 76 and 77 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Cherokee Drive, joint front corner of Lots 354 and 355; running thence along the joint line of said lots, S. 57-11 W. 200.0 feet to an iron pin; thence N. 32-49 W. 115.5 feet to an iron pin, joint rear corner of Lots 354 and 353; running thence N. 57-11 E. 200.0 feet to an iron pin on the western side of Cherokee Drive; thence along the western side of Cherokee Drive, S. 32-49 E. 115.5 feet to an iron pin, point of beginning; being the same conveyed to the granting corporation by Southeastern Land Company by deed dated January 15, 1964 and recorded in the R. M. C. Office for Greenville County in Deed Vol. at Page .

As a part of the consideration for this conveyance, the grantees expressly assume and agree to pay the balance due on that certain note and mortgage, in the original sum of \$20,000.00 executed by the grantor to the First Federal Savings and Loan Association of Greenville and recorded in the R. M. C. Office for Greenville County in Mortgage Book 946 at Page 302 on which there is a balance due as of this date in the sum of \$19,761.61.



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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 3rd day of September 1965 .

SIGNED, sealed and delivered in the presence of:

J. LOUIS COWARD CONSTRUCTION CO., INC. (SEAL)

A Corporation
By:

Brian Bowman
Roy E. Turner

J. Louis Coward - Pres. & Secy.
President
Secretary

STATE OF SOUTH CAROLINA
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 3rd day of September 1965 .

Brian Bowman (SEAL)
Notary Public for South Carolina.

Roy E. Turner

RECORDED this 13th day of September 1965 at 10:43 A. M., No. 8200

-271- P15.13-1-315