TITLE TO REAL ESTATE-Prepared by KENDRICK, STEPHENSON & JOHNSON, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MAR 4 12 00 PH 1965

KNOW ALL MEN BY THESE PRESENTS, that we, Sherman J. Cohn and Barbara W. Cohn.

in consideration of Three Hundred and no/100 (\$300.00)

and assumption of the mortgage set forth 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 Floyd Neal, his heirs and assigns forever:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northerly side of Pleasant Ridge Avenue, in the City of Greenville, S. C., being known and designated as Lot No. 85 on plat of Pleasant Valley as recorded in the RMC Office for Greenville County, S. C. in Plat Book BB, page 163, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Pleasant Ridge Avenue, said pin being the joint front corner of Lots 85 and 86, and running thence with the northerly side of Pleasant Ridge Avenue S 89-52 W 60 feet to an iron pin, joint front corner of Lots 84 and 85; thence with the common line of said Lots N 0-08 W 160 feet to an iron pin, joint rear corner of Lots 84 and 85; thence N 89-52 E 60 feet to an iron pin, joint rear corner of Lots 85 and 86; thence with the common line of said Lots S 0-08 E 160 feet to an iron pin on the northerly side of Pleasant Ridge Avenue, the point of beginning.

For deed into grantors see Deed Book 780, page 502.

For restrictions see Deed Book 367, page 106, and Deed Book 301, page 60.

As a part of the consideration herein the grantee does hereby assume and agree to pay the balance due of \$7,655.15 on that certain mortgage given by the grantors herein to C. Douglas Wilson & Co., in the face amount of \$7,700.00, dated August 20, 1965, and recorded in the RMC Office in Mortgage Book 1005, page 161, said mortgage assigned to The Greater New York Savings Bank.

GRANTEE TO PAY 1966 TAXES.

4th . g day of

March





P. M. No.

25440

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) heirs or successors and assigns forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) 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 3rd day of March 15 66.
SIGNED, sealed and delivered in the presence of:
Carol R. Davie Barbard W. Cahiperis
Eurice D. Sholton (SEAL)
. (SEAL)
STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Sign, scal and as the grantor's(s) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 3rd day of March 1966. Elevice W. Alaston (SEAL) Notary Public for South Carolina.
STATE OF SOUTH CAROLINA RENUNCIATION OF DOWER COUNTY OF GREENVILLE 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 relicious unto the grantee(s) and the grantee(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 3rd day of March 19 66
Reference Al. Shelton (SEAL)

<u>,, 66 .. 12:09</u>