

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

OLLIE FARNSWORTH
R. H. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that LINDSAY L. McELWEE, JR.

In consideration of One and no/100 (\$1.00) ----- Dollars,
and assumption of 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 HELEN B. McELWEE, her heirs and assigns; all my right, title, interest and estate, the same being an undivided one-half interest in and to:

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, being known and designated as Lot No. 245 of a subdivision known as Gower Estates Map B, according to a plat thereof prepared by R. K. Campbell, R. L. S., and recorded in the RMC Office for Greenville County in Plat Book XX, at Pages 36 and 37 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Buckingham Road at the joint front corner of lots 245 and 246; thence along the joint line of said lots, S. 64-02 E., 176.9 feet to an iron pin on the rear line of Lot 272; thence along the rear line of Lot 272, N. 29-14 E., 28 feet to an iron pin; thence continuing with the rear line of Lot 272 and along the rear line of lot 273, N. 13-19 E., 100 feet to an iron pin at the joint rear corner of Lots 244 and 245; thence with the joint line of said lots N. 76-41 W. 175 feet to an iron pin on the eastern side of said Buckingham Road, joint front corner of Lots 245 and 244; thence with the eastern side of said Buckingham Road, S. 13-19 W., 21.8 feet to an iron pin; thence continuing still with the eastern side of said Buckingham Road, S. 17-27 W., 66.6 feet to the point of beginning.

As a part of the consideration for this transfer, Grantee agrees to assume payment of the balance due on that certain mortgage given to Fidelity Federal Savings & Loan Association recorded in Mortgage Volume 1030, Page 37, and having a present balance of \$12,494.87.

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 fully 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 9th day of December 19 70.

SIGNED, sealed and delivered in the presence of:

Lindsay L. McElwee Jr. (SEAL)

C. Vick Dyer (SEAL)
Dorothy L. Jones (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

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 deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of December 19 70.

C. Vick Dyer (SEAL)
Notary Public for South Carolina.
My Commission Expires 11/18/80

STATE OF SOUTH CAROLINA
COUNTY OF

RENUNCIATION OF DOWER GRANTOR WIFE OF GRANTEE

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

day of 19

Notary Public for South Carolina. (SEAL)

RECORDED this 10th day of December 19 70 at 10:39 A. M., No. #13736

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