

State of South Carolina

Know All Men By These Presents that Richmond Mortgage and Loan Corporation, a corporation duly organized and existing under the laws of the State of Virginia, with its principal office of business in the City of Richmond, Virginia, for and in consideration of the sum of Twenty three hundred and seventy five Dollars (\$2375.00) to it paid or secured to be paid by Ella Fowler Wolfe of the City of Greenville, County of Greenville, in the State aforesaid, receipt whereof is hereby acknowledged, has granted, bargained, sold and released and by these presents does grant bargain, sell and release unto the said Ella Fowler Wolfe,

All that certain piece, parcel or lot of land just outside the corporate limits of the City of Greenville, in Greenville County, South Carolina, being known and designated as lot no 3 of West M. Perry subdivision and having according to a survey made March 1928 by Dalton & Neve, Engineers, the following metes and bounds, to wit:

Beginning at a point on the east side of Perry Road, which point is 22.5 feet north of the intersection of the east side of Perry Road with the north side of Burncombe Road, and running thence S 74.26 E. 19.5 feet to an iron pin; thence N 33.25 E. 7.9 feet to an iron pin; thence N 74.26 W. 218 feet to an iron pin on the east side of Perry Road, thence with the east side of said road S 16.05 W. 7.5 feet to the point of beginning, being the lot of land conveyed to R. S. Wolfe by John R. Simmons, dated May 10, 1922, and recorded in deed book 78 page 171, R. M. C. Office for Greenville County.

Being the same property conveyed to Richmond Mortgage and Loan Corporation by E. Sherman Master for County of Greenville, by deed dated November 13, 1934, recorded in the office of the Register of Mesne Conveyance Greenville, S. C. in Volume 177, page 64.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

A part of the consideration for this conveyance is a purchase money mortgage from the grantee herein to grantor herein dated December 1, 1934, to secure payment of a note in the principal sum of \$2100.00 together with interest thereon at the rate of 6% per annum, which mortgage is to be filed for record along with this deed of Bargain and Sale, reference to which is here had and made.

To have and to hold all and singular the premises before mentioned unto the said Ella Fowler Wolfe, her heirs and assigns forever. And the said Richmond Mortgage and Loan Corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the said Ella Fowler Wolfe, her heirs and assigns against itself and its successors and all other persons whomsoever lawfully claiming, or to claim the same or any part thereof.

In Witness Whereof Richmond Mortgage and Loan Corporation has caused these presents to be signed by J. Rayson Selley its Vice President, and F. W. Whitney, its Secretary, hereunto duly authorized, and its corporate