

STATE OF SOUTH CAROLINA.

WHEREAS, Richmond Mortgage and Loan Corporation is the owner of the complete equitable title to the real estate hereinafter described and conveyed, and Madison Investment Company, Incorporated holds the legal title thereto, but solely for the use and benefit of said Richmond Mortgage and Loan Corporation, and

WHEREAS, the Richmond Mortgage and Loan Corporation has directed the execution of this instrument by the Madison Investment Company, Incorporated for the purposes hereinafter set forth, as is evidenced by the signature and seal of the Richmond Mortgage and Loan Corporation hereto.

KNOW ALL MEN BY THESE PRESENT THAT MADISON INVESTMENT COMPANY, INCORPORATED AND RICHMOND MORTGAGE AND LOAN CORPORATION, both Virginia Corporations, for and in consideration of TEN (\$10.00) Dollars to them paid by ISABEL G. JACKSON, and other consideration hereinafter referred to, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Isabel G. Jackson, all of the following described property, to-wit:

"All that certain piece, parcel or lot of land situate, lying and being in Greenville Township, Greenville County, South Carolina, near the City of Greenville, and lying on the southeast corner of Augusta Road and Blassingame Street, being all of Lot No. 11 and a triangular portion of Lot No. 12 of the property as shown on plat of James F. and Lena C. Yeager made by R. E. Dalton, Engineer, October, 1922, and having the following metes and bounds, to-wit:

Beginning at an iron pin on the Southeast corner of Augusta Road and Blassingame Street and running thence with Blassingame Street N. 62-51 E. 219 feet to a stake corner of Lots Nos. 10 and 11; thence with line of Lot No. 10, S. 26-30 E. 80.9 feet to a stake; thence S. 73-30 W. 82.75 feet to a stake in joint line of Lots Nos. 11 and 12; thence with said line S. 45-57 W. 102.2 feet to a stake on the Augusta Road; thence with the Augusta Road N. 49-29 W. 103 feet to the beginning corner."

Being all of the property conveyed to Madison Investment Company, Incorporated, by deed dated March 18, 1938, from E. Inman, Master, of record in the Clerk's Office of Greenville County, South Carolina, in Vol. 195, page 125, reference to which deed is hereby had and made for a better description of the property hereby conveyed.

The grantors herein agree to pay pro rata taxes chargeable against the property hereinabove described up to July 15, 1938, and the grantee assumes and agrees to pay taxes accruing subsequent to that date.

Together with all and singular the rights, members, privileges, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the said Isabel G. Jackson, her heirs and assigns forever. And the said Madison Investment Company, Incorporated and Richmond Mortgage and Loan Corporation do hereby bind themselves, and their successors and assigns, to warrant and forever defend all and singular the said premises unto the said Isabell G. Jackson, her heirs and assigns, against themselves and their successors, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

A part of the consideration for this conveyance is a purchase money mortgage of even date herewith from Isabel G. Jackson to Madison Investment Company, Incorporated, which conveys the aforesaid property to secure the payment of a note for the principal sum of Forty-seven Hundred (\$4,700.00) Dollars, and interest at 5% to accrue thereon from July 15, 1938, and which mortgage is to be filed for record along with this deed of conveyance, reference to which is here had and made.

In Witness whereof, Madison Investment Company, Incorporated, and Richmond Mortgage and Loan Corporation have caused these presents to be signed in their names by their Presidents and their seals hereto affixed, duly attested by their secretaries, each thereto duly authorized, this the 5th day of July, in the year of our Lord One Thousand Nine Hundred and Thirty-eight, and in the one hundred and sixty-second year of the Sovereignty and Independence of the United States of America.

Attest: P. W. Whitney,
Secretary

Signed, sealed and delivered in the presence of

David B. Harris
Gwen Garrett

Attest:

P. W. Whitney
Secretary

Signed, sealed and delivered in the presence of:

David B. Harris
Gwen Garrett



MADISON INVESTMENT COMPANY, INCORPORATED,
BY: T. Raysor Salley,
President.



RICHMOND MORTGAGE AND LOAN CORPORATION,
BY: T. Raysor Salley,
President.