

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That H. M. Baldwin

in the State aforesaid
in consideration of the sum of Two Hundred Dollars and the assumption of the mortgage hereinbelow
set forth:
to me in hand paid, at and before the sealing of these presents by Frank Ward

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 Frank Ward:

All that certain piece, parcel or lot of land in Austin Township, Greenville County, S. C., containing 55.80 acres, according to a plat and survey made by W. J. Riddle, and having the following metes and bounds according to said plat:

BEGINNING at a stake on a public road, corner of property of A. J. Wood and C. S. Templeton and running thence S. 85 W. 96.3 ft. to stone; thence N. 59-30 W. 148 ft. to stake; thence S. 54-45 W. 1380 ft. to stone; thence N. 40 W. 62.5 ft. to an iron pin; thence N. 40-37 W. 812 ft. to a stone; thence N. 49-30 E. 208 ft. to a stake; thence N. 27-15 W. 234 ft.; thence S. 87 W. 238 ft.; thence N. 71-15 W. 245 ft.; thence N. 38 W. 105 ft. to a stake (persimon gone); thence N. 49-15 E. 1162 ft. to an Ash Stump; thence S. 81 E. 144 ft.; thence S. 57 E. 212 ft.; thence S. 64-30 E. 196 ft.; thence S. 38-15 E. 157 ft. to a stake; thence N. 47-15 E. 414 ft. to stake; thence S. 29-15 E. 1285 ft. to a stake to the beginning corner.

The grantee herein assumes and agrees to pay a mortgage of the grantor herein in the sum of \$700.00 to John A. Parks, said mortgage being recorded in the R. M. C. Office for Greenville County in Mortgage Book 260 at page 142.

The above described land is the same conveyed to me by Eugenia H. Mayfield
on the 18 day of Oct. 1937, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 197, Page 86.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the said Frank Ward, his
heirs and assigns, forever.

AND I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Frank Ward, his
heirs and assigns, against me and MY heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS MY hand and seal, this 23 day of Jan. in the year of our Lord one thousand nine hundred and thirty-nine and in the one hundred and 63rd year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of
Semmie Lurey H. M. Baldwin (SEAL)
D. B. Leatherwood (SEAL)

S. C. Stamps Cancelled, \$ 1 and 00 cents
U. S. Stamps Cancelled, \$ 0 and 50 cents

STATE OF SOUTH CAROLINA, }
Greenville County } PERSONALLY appeared before me Semmie Lurey
and made oath that he saw the within named H. M. Baldwin
sign, seal, and as his act and deed, deliver the within written Deed; and that he, with
D. B. Leatherwood witnessed the execution thereof.

SWORN to before me, this 23
day of Jan. A. D. 1939 }
D. B. Leatherwood (L. S.) } Semmie Lurey
Notary Public for S. C.

STATE OF SOUTH CAROLINA }
Greenville County } RENEUNCIATION OF DOWER
I, D. B. Leatherwood, a Notary Public S. C. do hereby certify unto all whom it may concern, that Mrs. Lula A. Baldwin the wife of the within named H. M. Baldwin did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named Frank Ward, his

heirs and assigns, all her interest and estate, and also her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.
GIVEN under my hand and seal, this 23
day of Jan. Anno Domini 1939 }
D. B. Leatherwood (L. S.) } Lula A. Baldwin
Notary Public for S. C.

Recorded January 23rd 1939 at 1:40 o'clock, P. M.
N.S.