

TITLE TO REAL ESTATE

WALKER, EVANS & COGSWELL CO., CHARLESTON, S. C. 9523

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, J. D. Hart

.....in the State aforesaid,
.....in consideration of the sum of
the assumption of Four thousand and no/100 of the mortgage indebtedness due by me DOLLARS
to Federal Land Bank and Land Bank Commissioner

to mein hand paid
at and before the sealing of these presents by
Lonzo Billie Hart

(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
Lonzo Billie Hart

All that certain piece, parcel, or tract of land situate, lying and being in Bates Township, Greenville County, State of South Carolina, and having the following metes and bounds, as shown by plat made by B. J. Neves, August 22, 1918, to-wit:

Beginning at a large chestnut oak, corner of Paris Mountain Water Company land, and running thence N. 55 E. 15.00 to a stone; thence N. 47 1/2 E. 14.66 to a stone; thence N. 73 1/4 W. 34.25 to an iron pin; thence S. 17 1/2 W. 25.40 to stone in Old Road; thence S. 1 1/2 W. 7.82 to a stone; thence S. 80 1/2 E. 4.42 to a stone, near bunch of Chestnuts; thence N. 76 3/4 E. 14.00 to the beginning corner, and containing 76 acres, more or less, and being a part of a tract of 168 acres of land conveyed to Mrs. Emily E. Blythe, deceased, by D. P. Verner Master, by deed dated January 4th, 1892, and recorded in the R. M. C. Office for Greenville County, in Volume "XX" page 51; being the same conveyed to J. D. Hart by A. Blythe, et al. by deed dated January 13, 1919, and recorded in Book 50, page 201.

Also that other tract of land in the Township, County and State aforesaid, adjoining the above described tract, known as tract No. 6 in the division of the B. E. McAlister estate, and having the following courses and distances:

Beginning on stone corner of Joe Coleman's land; thence running S. 59 3/4 W. 11.82 to a chestnut down; thence S. 15 W. 10.40 to R. O. Stump; thence S. 17 1/4 W. 5.60 to a stone; thence S. 70 1/2 E. 7.50 to a stake at a road; thence with said road 25.30 to a stake on said road; thence N. 70 1/2 W. 3.88 to the beginning corner, and contains 21 acres, more or less, less however the following described lot of land containing 1 acre, more or less:

Beginning at an iron pin, northwest corner of said 21 acre tract and running thence S. 15 W. 4.90 chains to iron pin in Little Texas Road; thence with said Road 2 chains to a stake; thence N. 15 E. 5 chains, more or less, to stake in the northwest line of said tract; thence S. 60 W. 2.10 chains, more or less, to the beginning. Said 21 acre tract is the same conveyed to J. D. Hart by J. M. Ferguson by deed dated January 7, 1925, recorded in Book 98, page 331. This conveyance is made subject to two mortgages, one for \$3200.00 in favor of Federal Land Bank, and the other for \$2800.00 in favor of Land Bank Commissioner. It is understood and agreed that the purchaser assumes and agrees to pay two-thirds of each of the said mortgages. pd