

FILED

STATE OF SOUTH CAROLINA

APR 3 9 17 AM 1951

GREENVILLE COUNTY

Know All Men by These Presents:

That I, James C. Balentine, in the State aforesaid, in consideration of the sum of Ninety-six Hundred & no/100 - - - (\$9,600.00) - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 Rufus Samuel Christie, his heirs and assigns, forever:

All that lot of land with the improvements thereon situate on the East side of Ashton Avenue, in the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot 39 and a portion of Lot 40 on Plat of Vista Hills, made by Dalton & Neves, Engineers, May 1946, recorded in the R. M. C. Office for Greenville County, S.C., in Plat Book "P", at pages 148 and 149, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Ashton Avenue, at joint front corner of Lots 38 and 39, and running thence along the line of Lot 38, N 88-10 E 175 feet to an iron pin; thence N 1-50 W 184 feet to an iron pin in the rear line of Lot 42; thence along the rear line of Lots 41 and 42, S 50-45 W 90.3 feet to an iron pin at the joint rear corner of Lots 40 and 41; thence thru Lot 40, S 65-20 W 116.4 feet to an iron pin on the East side of Ashton Avenue; thence along the East side of Ashton Avenue, S 18-31 E 13 feet to an iron pin; thence continuing with the East side of Ashton Avenue, S 1-50 E 72 feet to the beginning corner.

This is the same property conveyed to the Grantor by deed of Central Realty Corporation, dated October 18, 1950, recorded in the R. M. C. Office for Greenville County, S.C., in Deed Book 421, at page 491.

Grantee to pay 1951 taxes.

For restrictions applicable to the above property, see Deed Book 328, at page 485, said R. M. C. Office.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 3rd day of April in the year of our Lord One Thousand Nine Hundred and Fifty-one.

Signed, Sealed and Delivered in the Presence of [Signatures] James C. Balentine (Seal) [Seal] [Seal] [Seal]

State of South Carolina, Greenville County Personally appeared before me Carol W. Thomas

and made oath that s he saw the within named grantor(s) James C. Balentine sign, seal and as his act and deed deliver the within written deed, and that s he, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 3rd day of April, A. D. 19 51 Patrick C. Fant (Seal) Notary Public for South Carolina [Signature]

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Marie F. Balentine wife of the within named James C. Balentine did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish, unto Rufus Samuel Christie, his Heirs and Assigns, all her interest and estate, and also all 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 3rd day of April, A. D. 19 51 Marie F. Balentine (Seal) Notary Public for South Carolina [Signature]

Recorded this 3rd day of April 19 51 at 9:17 A. M., No. 7675 189-1-907-91