

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That William B. Ducker in consideration of the sum of Eighteen Hundred (\$1800.00) and the assumption of the mortgage set forth below 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 A. E. Guest, his heirs and assigns:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the Northeasterly side of Old Buncombe Road at its intersection with Irene Circle, near the City of Greenville, S. C., being shown as Lot No. 5 on the plat of Royal Heights as recorded in the REC Office for Greenville County, S. C., in Plat Book "111", page 25, and having according to said plat the following metes and bounds, to-wit:

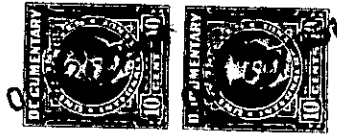
BEGINNING at an iron pin on the Northeasterly side of Old Buncombe Road at the joint front corner of lots 4 and 5 and running thence along the Northeasterly side of Old Buncombe Road S 63-53 E 35.8 feet to an iron pin; thence along the curve of Old Buncombe Road as it converges with Irene Circle, the chord of which curve is N 74-59 E 37.6 feet to an iron pin on the Westerly side of Irene Circle; thence along the Westerly side of Irene Circle N 33-50 E 136.5 feet to an iron pin, joint corner of lots 5 and 12; thence along the joint line of lots 5, 12 and 13 N 63-53 E 82.4 feet to an iron pin, joint corner of lots 4 and 5; thence along the joint line of lots 4 and 5 S 26-07 W 160 feet to the point of beginning.

This is the same property conveyed to the Grantor as shown by the deed of Milton C. Ervin dated September 20, 1951.

For restrictions, see Vol. 388, page 391.

As part of the consideration herein, the Grantee assumes and agrees to pay the unpaid balance of \$6601.06 on that certain mortgage given by Milton C. Ervin to C. Douglas Wilson & Co. on March 10, 1950, in the original amount of \$7000.00 and recorded in the REC Office in Mortgage Book 452, page 497. This mortgage was assigned by C. Douglas Wilson & Co. to Federal National Mortgage Association on March 10, 1950, as shown in Mortgage Book 452, page 500.

GRANTEE TO PAY 1951 TAXES.



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 28th day of September in the year of our Lord One Thousand Nine Hundred and Fifty-one

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of Schaefer B. Kendrick and Harry R. Stephenson, Jr.



State of South Carolina, Greenville County

Personally appeared before me Harry R. Stephenson, Jr.

and made oath that he saw the within named grantor(s) William B. Ducker sign, seal and as his act and deed deliver the within written deed, and that he, with Schaefer B. Kendrick witnessed the execution thereof.

Sworn to before me this 28th day of September, A. D. 1951. Schaefer B. Kendrick, Notary Public for South Carolina

Handwritten signature of Harry R. Stephenson, Jr.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Schaefer B. Kendrick, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Irene B. Ducker wife of the within named William B. Ducker 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 A. E. Guest, 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 28th day of September, A. D. 1951. Schaefer B. Kendrick, Notary Public for South Carolina

Handwritten signature of Mrs. Irene B. Ducker

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 2nd day of October, 1951, at 9:48 A.M., No. 22609

159-1-13