



STATE OF SOUTH CAROLINA, County of GREENVILLE, FEB 4 4 46 PM 1953

KNOW ALL MEN BY THESE PRESENTS That I, J. A. COOKSEY, R.M.C.

in the State aforesaid,

in consideration of the sum of Three Hundred and Forty Three Dollars and eighty two cents (343.82) and assumption of mortgage. 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 RAY W. BAYNE:

All that lot of land with the buildings and improvements thereon situated on the Southwest side of Seventh Avenue in the F. W. Poe Manufacturing Co. Village, near the City of Greenville, in Greenville County, S. C., shown as Lot No. 240, Section 1, on the plat of the Village Homes of F. W. Poe Manufacturing Co., made by Dalton & Neves, Engineers, dated July, 1950, recorded in the R. M. C. Office for Greenville County in Plat Book Y, Pages 26-31, inclusive, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Southwest side of Seventh Avenue, joint corner of Lots 239 and 240, running S. 48-48 W. 63.2 feet to an iron pin at the Northeast edge of an alley; thence along said alley N. 64-0 W. 61 feet to an iron pin, joint corner of Lots 239 and 241; thence with line of Lot 241 N. 16-42 E. 80 feet to an iron pin on Hammett Street; thence along the Southwest side of Hammett Street S. 68-20 E. 22 feet to iron pin at corner of Hammett Street and Seventh Avenue; thence along Southwest side of Seventh Avenue S. 40-14 E. 55.2 feet to beginning corner.

This is the identical property heretofore conveyed to the grantor herein by Robert M. Drake and Katherine B. Drake by their deed dated November 7, 1951, and recorded in the R. M. C. Office for Greenville County in Deed Book 445, at page 293.

This conveyance is made subject to all conditions, restrictions and reservations contained in the deed of F. W. Poe Manufacturing Company to Robert M. Drake and Katherine B. Drake which deed is dated September 15, 1950, and is recorded in the R. M. C. Office for Greenville County in Deed Book 420, at page 166.

The mortgage herein assumed by the grantee was given by Robert M. Drake and Katherine B. Drake to General Mortgage Co. on September 15, 1950, in the original principal sum of \$1950.00 and is recorded in the R. M. C. Office for Greenville County in Mortgage Book 478, at page 272.

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, 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 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 February in the year of our Lord One Thousand Nine Hundred and Fifty-three.

Signed, Sealed and Delivered in the Presence of

George W. Giles
H. J. Haynsworth III



J. A. Cooksey (Seal)
(S Seal)
(S Seal)

STATE OF SOUTH CAROLINA,

Personally appeared before me George W. Giles

County of GREENVILLE,

and made oath that he saw the within named grantor(s) sign, seal and as his act and deed deliver the within written deed, and that he, with H. J. Haynsworth, III witnessed the execution thereof.

Sworn to before me this 3rd day of February, A. D. 1953.

H. J. Haynsworth III (Seal)
Notary Public for South Carolina

George W. Giles

STATE OF SOUTH CAROLINA,

RENUNCIATION OF DOWER

County of GREENVILLE,

I, W. Grady Neely

do hereby certify unto all whom it may concern, that Mrs. Blanche M. Cooksey wife of the within named J. A. Cooksey 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 the grantee(s), 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 3 day of FEBRUARY, A. D. 1953.

W. Grady Neely (Seal)
Notary Public for South Carolina

Blanche M. Cooksey