

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

SEP 1 3 21 PM 1953

Know All Men by These Presents:

M. G. PROFFITT

That I, M. G. PROFFITT in consideration of the sum of TWENTY TWO THOUSAND FIVE HUNDRED & NO/100 (\$22,500.00) 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 LAWRENCE R. FERGUSON, his heirs and assigns:

All that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the major portion of Lot No. 162 as shown on plat of Property of Central Development Corporation, recorded in Plat Book BB, at Pages 22 and 23 of the R. M. C. Office for Greenville County, S. C., and having according to a recent survey made by R. E. Dalton in August, 1953, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Dellwood Drive, the front joint corner of Lots No. 161 and 162 and running thence with the joint line of said lots, S. 27-34 E. 176 feet to an iron pin in branch; thence with the said branch as the line, S. 63-51 W. 140 feet to an iron pin; thence N. 10-50 W. 188.9 feet to an iron pin on the South side of Dellwood Drive; thence with the South side of said street, N. 73-45 E. 50 feet to an iron pin; thence continuing with the South side of said street, N. 65-0 E. 55 feet to the beginning corner.

This is the major portion of the lot conveyed to the Grantor by deed of James H. Townes, Jr., dated January 22, 1953, recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 470, at Page 471.



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 31st day of August in the year of our Lord One Thousand Nine Hundred and Fifty-Three

Signed, Sealed and Delivered in the Presence of

Ellen Bales

W. W. Wilkins



M. G. Proffitt (Seal)

State of South Carolina, Greenville County

Personally appeared before me Ellen Bales

and made oath that s he saw the within named grantor(s) M. G. Proffitt sign, seal and as his act and deed deliver the within written deed, and that s he, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 31st day of August, A. D. 1953

W. W. Wilkins (Seal) Notary Public for South Carolina

Ellen Bales

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, W. W. Wilkins

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Vallie K. Proffitt wife of the within named M. G. Proffitt 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 Lawrence R. Ferguson, 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 31st day of August, A. D. 1953

W. W. Wilkins (Seal) Notary Public for South Carolina

Vallie K. Proffitt

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 1st day of September 1953, at 3:21 P.M., No. 19472

274-2-260.1 (or 274-2-260)