

TITLE TO REAL ESTATE—Offices of W. W. WILKINS, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That I, Donald E. Baltz in consideration of the sum of Three Thousand Five Hundred (\$3,500.00) and assumption of mortgage 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 Paul Edward Shirley,

All that certain lot of land in Paris Mountain Township, Greenville County, state of South Carolina, being known and designated as lot No. 5 on plat of Paris Mountain Gardens recorded in plat book EE page 7 of the R. M. C. Office for Greenville County, and having according to a recent survey made January 1954, by R. W. Dalton, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwesterly side of Coleman Court, the front joint corner of lots Nos. 5 and 6, and running thence with the joint line of said lots N. 37-07 W. 155 feet to an iron pin in line of property of Tindal Estate; thence with the line of said property S. 52-53 W. 70 feet to an iron pin corner of lot No. 4; thence with the line of said lot S. 37-07 E. 155 feet to an iron pin on the northwesterly side of Coleman Court; thence with the northwesterly side of said Street N. 52-53 E. 70 feet to the beginning corner.

This is one of the lots conveyed to the grantor by W. W. Wilkins by deed dated May 1, 1953 recorded in deed volume 477 at page 332.

This deed is made subject to the recorded easements and those shown on plat of Paris Mountain Gardens and is also subject to the building restrictions applicable to said subdivision recorded in deed volume 474 page 105.

The grantee assumes and agrees to pay that certain mortgage given by the grantor to W. W. Wilkins in the amount of \$6,000 recorded May 1, 1953 in mortgage volume 561 page 405.

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 15 day of January in the year of our Lord One Thousand Nine Hundred and fifty-four.

Signed, Sealed and Delivered in the Presence of

Donald E. Baltz (Seal)

W. W. Wilkins (Seal)
W. Frank Durham (Seal)



State of South Carolina, Greenville County

Personally appeared before me W. Frank Durham

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

Sworn to before me this 15 day of January, A. D. 1954

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

W. Frank Durham

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. Ethel Chloe Baltz wife of the within named Donald E. Baltz 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 Paul Edward Shirley, 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 15 day of January, A. D. 1954

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

Ethel Chloe Baltz

Cancelled documentary stamps attached: S. C. \$ 15; U. S. \$ 15
Recorded this 15th day of January 1954 at 4:19 P.M., M., No. #1101

210-1-41