

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

ELLIE FARNSWORTH R.M.C.



Know All Men by These Presents:

That We, James C. Garrison and Jean W. Garrison in the State aforesaid, in consideration of the sum of Twenty-Six Hundred Sixty and 23/100 (\$2660.23) DOLLARS, and assumption of mortgage set out 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 E. T. Hudson, his heirs and assigns forever:

All that tract of land in Greenville County, State of South Carolina, containing one acre, more or less, and being more particularly described according to a recent survey prepared by J. C. Hill, as follows:

BEGINNING at an iron pin in the South side of Old Spartanburg Road, which pin is 193 feet East of the intersection of Old Spartanburg Road, and Hudson Drive, at corner of subdivision known as Hudson Acres, and running thence with said subdivision, S. 4-45 W. 400 feet to a stake; thence N. 85-22 E. 100 feet to a stake; thence N. 4-45 E. 400 feet to a stake in the South side of Old Spartanburg Road; thence with said Road, S. 85-22 W. 100 feet to the point of beginning.

Being a portion of the premises conveyed to the grantors by Don B. Green by deed recorded in Volume 423 at Page 378.

It is mutually stipulated and agreed that the fence as now located is partially upon the land hereby conveyed and partially upon other lands of the grantors, and the fence is to be relocated so as not to encroach upon the lands hereby conveyed. It is further stipulated and agreed that the septic tank serving the residence on the premises hereinabove described is located on other properties of the grantors, and the grantors hereby grant unto the grantee the right and privilege to use the septic tank as now located so long as it does not interfere with the grantors use of their other property, and the grantors hereby reserve the right to remove said septic tank and install the same upon the property hereby conveyed at their expense.

As a part of the consideration for this deed, the grantee assumes and agrees to pay a balance of \$4339.77 due on a mortgage held by Fidelity Federal Savings & Loan Association recorded in Book of Mortgages 579 at Page 143.

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 24 day of February in the year of our Lord One Thousand Nine Hundred and Fifty-Four

Signed, Sealed and Delivered in the Presence of

Ena W. King (Seal) E.M. Blythe, Jr. (Seal)

James C. Garrison (Seal) Jean W. Garrison (Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Ena W. King

and made oath that he saw the within named grantor(s) James C. Garrison and Jean W. Garrison sign, seal and as their act and deed deliver the within written deed, and that s he, with E.M. Blythe, Jr. witnessed the execution thereof.

Sworn to before me this 24 day of February, A. D. 19 54 E.M. Blythe, Jr. (Seal) Notary Public for South Carolina

Ena W. King (Seal)

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, E. M. Blythe, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Jean W. Garrison wife of the within named James C. Garrison 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 E. T. Hudson, his Heirs and Assigns, all her interest and estate, and also 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 24 day of February, A. D. 19 54 E.M. Blythe, Jr. (Seal) Notary Public for South Carolina

Jean W. Garrison (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 24th day of February 19 54, at 10:04 A.M., No. #4210