

MAR 9 10 47 AM 1954



STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

DOLLIE FARNSWORTH R.M.C.



Know All Men by These Presents:

That I, Talmer Cordell, of Greenville County,

in the State aforesaid, in consideration of the sum of Three Hundred and No/100 - - - - - (\$300.00) - - - - DOLLARS, and the 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 grantee, E. W. Reeves, his heirs and assigns forever:

All that certain piece, parcel, or lot of land with the buildings and improvements thereon on the westerly side of McClain Avenue at the northwesterly corner of the intersection of McClain Avenue and Black Avenue, near the City of Greenville, S.C., being shown as Lot No. 8 on the plat of the property of Talmer Cordell as recorded in the R.M.C. office for Greenville County, S.C. in Plat Book Z, at page 113, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwesterly corner of the intersection of McClain Avenue and Black Avenue, and running thence with the northwesterly side of Black Avenue, S. 53-52 W. 83 feet to an iron pin; thence continuing along the northwesterly side of Black Avenue, S. 35-52 W. 103 feet to an iron pin; thence N. 14-0 W. 147.5 feet to an iron pin, joint rear corner of Lots Nos. 7 and 8; thence along the joint line of said lots, N. 76-0 E. 154.6 feet to an iron pin on the westerly side of McClain Avenue; thence along the westerly side of McClain Avenue, S. 14-58 E. 50 feet to the point of beginning; being the same conveyed to me by H. H. Grover by deed dated November 4, 1953 and recorded in the R.M.C. office for Greenville County in Vol. 491, at page 460.

The grantee herein expressly assumes and agrees to pay the balance due on a certain note and mortgage executed on July 10, 1951 in the sum of \$7,200.00 by Joseph L. Huff in favor of C. Douglas Wilson Company, recorded in the R.M.C. office for Greenville County in Mortgage Book 503, at page 453, said mortgage having been assigned to Federal National Mortgage Association, on which there is a balance due of \$6,406.18. The grantee also agrees to assume an F.H.A. Title 1 Home Improvement Loan executed by the grantor in the sum of \$1,000.00 in favor of First Federal Savings and Loan Association of Greenville.

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 5th day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Four.

Signed, Sealed and Delivered in the Presence of Talmer Cordell (Seal), Vivian W. Bolding (Seal), and Mary Louise Sullivan (Seal)

State of South Carolina, Greenville County. Personally appeared before me Vivian W. Bolding and made oath that s he saw the within named grantor(s) Talmer Cordell sign, seal and as his act and deed deliver the within written deed, and that s he, with Mary Louise Sullivan witnessed the execution thereof. Sworn to before me this 5th day of March, A. D. 1954. Mary Louise Sullivan (Seal) Notary Public for South Carolina

State of South Carolina, Greenville County. RENUNCIATION OF DOWER. I, Mary Louise Sullivan, Notary Public, do hereby certify unto all whom it may concern, that Mrs. Elizabeth B. Cordell wife of the within named Talmer Cordell 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. H. Reeves, 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 5th day of March, A. D. 1954. Mary Louise Sullivan (Seal) Notary Public for South Carolina. Recorded this 9th day of March 1954, at 10:47 A.M., No. #5308

241-1122