

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That I, Leon O. Knotts, Jr., of the County of Greenville, in the State aforesaid, in consideration of the sum of One Thousand (\$1,000.00) DOLLARS, and the assumption of Note and Mortgage indebtedness as hereinafter set forth, 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 John F. Ash and Dorothy S. Ash, their heirs and assigns,

All that piece, parcel or lot of land, with the improvements thereon, on northern side of Lady Marian Lane near City of Greenville in County of Greenville, State of South Carolina, being shown as Lot Number One Hundred Sixteen (No. 116) and the adjoining portion of Lot Number One Hundred Fifteen (No. 115) on plat of Sherwood Forest made by Dalton & Neves, Engrs., August 1951, recorded in Plat Book "GG", at pages 2 and 3 in R.M.C. office, and, according to said plat and a recent plat entitled "Property of Leon O. Knotts, near Greenville, S.C., having the following metes and bounds, to-wit:

BEGINNING at an iron pin on northern side of Lady Marian Lane at joint front corner of Lots Nos. 116 and 117, and running thence along northern side of Lady Marian Lane in a curved line the chord of which is S. 74-29 W., 68 feet to an iron pin; thence, continuing with the northern side of Lady Marian Lane in a curved line the chord of which is N. 80-47 W. 67 feet to an iron pin at the joint front corner of Lots Nos. 115 and 116; thence with the northeastern side of Lady Marian Lane in a curved line the chord of which is N. 55-20 W. 69.8 feet to an iron pin; thence, continuing with the northeastern side of Lady Marian Lane, N. 28-37 W. 10 feet to an iron pin; thence N. 50-03 E. 137.1 feet to an iron pin at the joint rear corner of Lots Nos. 114 and 115; thence with the line of Lot No. 114, N. 62-46 E. 20 feet to an iron pin at the joint rear corner of Lots Nos. 116 and 117; thence along the common line of said two lots, S. 27-14 E. 155 feet to the point of beginning.

This is the same property conveyed to me by John T. Douglas and T. F. Huguenin, by deed dated Dec. 15, 1953, recorded in Vol. 490, page 318 in RMC office.

As a part of consideration hereinabove expressed, Grantees assume and agree to pay balance of indebtedness owing, to extent of \$12,747.85 on that certain Note and Mortgage executed by me to General Mortgage Co., over above described property, for \$12,950.00 on Dec. 15, 1953, recorded in Vol. 581, page 225, in RMC office.

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 their 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 August in the year of our Lord One Thousand Nine Hundred and Fifty Four.

Signed, Sealed and Delivered in the Presence of [Signatures of Wm. M. Glenn and John C. Henry] Leon O. Knotts, Jr. (Seal)

State of South Carolina, Greenville County Personally appeared before me Wm. M. Glenn,

and made oath that he saw the within named grantor(s) Leon O. Knotts, Jr., sign, seal and as his act and deed deliver the within written deed, and that he, with John C. Henry, witnessed the execution thereof.

Sworn to before me this 5th day of August, A. D. 1954. John C. Henry (Seal) Notary Public for South Carolina

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, John C. Henry, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lorene D. Knotts, wife of the within named Leon O. Knotts, Jr., 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 John F. Ash and Dorothy S. Ash, their 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 August, A. D. 1954. John C. Henry (Seal) Notary Public for South Carolina Lorene D. Knotts

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 2:11 P.M. Recorded this 5th day of August 1954, at / M., No. #17406