

TITLE TO REAL ESTATE-Prepared by HINSON, TRAXLER & HAM GREENVILLE C.S.S.

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY JAN 5 1 59 PM 1955



OLLIE FARNsworth Know All Men by These Presents: R.M.C.

That JOE R. ALLEN in the State aforesaid, in consideration of the sum of TWO THOUSAND ONE HUNDRED SIXTY-SIX & 49/100- - - - - DOLLARS, and assumption of mortgage described 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 THOMAS CARL BURNS AND DORIS C. BURNS, their heirs and assigns:

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 104, Talmer Cordell Subdivision, as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "V", page 198, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwesterly side of Alabama Avenue, joint front corner Lots 103 and 104, said iron pin being 246 feet in a Westerly direction from the intersection of Alabama Avenue and Maryland Avenue (formerly Texas Avenue), and running thence S. 29-17 W. 200 feet to an iron pin, joint rear corner Lots 103 and 104; thence N. 60-43 W. 61 feet to an iron pin, joint rear corner Lots 104 and 105; thence N. 29-17 E. 200 feet to an iron pin on the Southwesterly side of Alabama Avenue, joint front corner Lots 104 and 105; thence along the Southwesterly side of Alabama Avenue S. 60-43 E. 61 feet to an iron pin, the point of beginning.

As a part of the consideration hereof the grantees agree to assume and pay according to its terms, that certain note and mortgage given to C. Douglas Wilson & Co., on which there is a balance due of \$4,833.51; said mortgage being recorded in Mortgages Volume 447, page 327.

This is the same property described in deed recorded in Deeds Volume 400, page 143.

Grantees to pay 1955 taxes.

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 4th day of January in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of

Signatures of Juanita Cleland, Edward Ryan Hamer, and Joe R. Allen with seals.

State of South Carolina,

Greenville County

Personally appeared before me Juanita Cleland

and made oath that she saw the within named grantor(s) Joe R. Allen sign, seal and as his act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 4th day of January, A. D. 19 55. Notary Public for South Carolina.

Signature of Juanita Cleland.

State of South Carolina,

Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Helen B. Allen wife of the within named Joe R. Allen 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 Thomas Carl Burns & Doris C. Burns, 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 4th day of January, A. D. 19 55. Notary Public for South Carolina.

Signature of Helen B. Allen.

Cancelled documentary stamps attached: S. C. \$; U. S. \$

Recorded this 5th day of January 19 55, at 1:59 P.M. M., No. #297

241-1-24