

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



DEC 29 3:34 P.M. 1955

That JOHN I. BRUCE, JR. and DOROTHY L. BRUCE in consideration of the sum of THREE THOUSAND EIGHT HUNDRED TWENTY-TWO & 77/100 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 CLYDE W. PEARSON and VIRGINIA TUCKER PEARSON, 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. 27, Section 2, "Subdivision for Victor-Monaghan Mills, Greenville, S. C.", as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "S", pages 179-181, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Loody Street, joint front corner Lots 27 and 28, and running thence S. 83-26 E. 107.6 feet to an iron pin on a fifteen foot alley, joint rear corner Lots 27 and 28; thence S. 7-24 W. 75 feet to an iron pin, joint rear corner Lots 26 and 27; thence N. 83-26 W. 106.3 feet to an iron pin on the Easterly side of Moody Street, joint front corner Lots 26 and 27; thence along the Easterly side of Moody Street, N. 6-23 E. 75 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 Liberty Life Insurance Company on which there is a balance due of \$2,677.23; said mortgage being recorded in the R.M.C. Office in Mortgages Volume 421, page 345.

This is the same property conveyed to the grantors herein by deed recorded in Deeds Volume 382, page 74.



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 29th day of December in the year of our Lord One Thousand Nine Hundred and Fifty-Five.

Signed, Sealed and Delivered in the Presence of

Juanita B. Cleland
Edward Ryan Hamer

John I. Bruce Jr. (Seal)
Dorothy L. Bruce (Seal)

State of South Carolina, Greenville County

Personally appeared before me Juanita B. Cleland

and made oath that she saw the within named grantor(s) John I. Bruce, Jr. and Dorothy L. Bruce sign, seal and as their act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 29th day of December A. D. 19 55. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Juanita B. 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. Dorothy L. Bruce wife of the within named John I. Bruce, 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 Clyde W. Pearson and Virginia Tucker Pearson, 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 29th day of December A. D. 19 55. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Dorothy L. Bruce

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 29th day of December 1955 at 3:34 P.M. M. No. #33381