

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

Know All Men by These Presents:

That DAVID G. TRAXLER in the State aforesaid, in consideration of the sum of TWO THOUSAND TWO HUNDRED THIRTEEN & 32/100 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 JAMES D. BARKER and BETTY JEAN BARKER, their heirs and assigns:

All that piece, parcel or lot of land in Greenville Township, County of Greenville, State of South Carolina, lying and being situate on the Northern side of Franzer Avenue, within the limits of the City of Greenville, South Carolina, being known and designated as Lot No. 278, Pleasant Valley, according to plat of said subdivision prepared by Milton Reeves in April, 1948, including additions to said plat through November, 1948, as recorded in the R. H. L. Office, Greenville, South Carolina, in Plat Book "A", at page 2, and also, according to said plat, the following notes and bounds, to-wit:

Start at an iron pin on the Northern side of Franzer Avenue in the North West corner of the intersection of Franzer Avenue with Pinney Avenue; thence N. 89-52 E. 50 feet to an iron pin at joint front corner of lots 278 and 279, on the Northern side of Franzer Avenue; thence N. 89-52 E. 130 feet to an iron pin at joint rear corner of lots 278 and 279; thence S. 89-52 E. 50 feet to an iron pin at common corner of lots 278 and 279, on the Northern side of Franzer Avenue; thence along said Avenue, S. 89-52 E. 130 feet to an iron pin in the North West corner of the intersection of Franzer Avenue with Pinney Avenue, in point of beginning.

As part of the consideration hereof the grantor(s) hereby releases, conveys and assigns unto the grantee(s) that certain note and mortgage given by Richard W. Barker to the grantor(s) on January 1, 1956, on which there is a balance due of \$1,738.78; said note and mortgage being recorded in Book 444, page 92.



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) herein above 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 11th day of February, 1956, in the year of our Lord One Thousand Nine Hundred and Fifty Six.

Signed, Sealed and Delivered in the Presence of

Edward Ryan Hamer (Signature)

(Seal) (Seal) (Seal) (Seal) (Seal)

State of South Carolina, Greenville County

Personally appeared before me

and made oath that he saw the within named grantor(s) sign, seal and as witness and did deliver the within written deed, and that he, with me, did witness the execution thereof.

Sworn to before me this 11th day of February, A. D. 1956. Edward Ryan Hamer (Seal) Notary Public for South Carolina

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. [Name] wife of the within named [Name] 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 James D. Barker and Betty Jean Barker, 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 11th day of February, A. D. 1956. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Julie R. [Name] (Signature)

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 11th day of February 1956, at 10:22 A.M., No. 3824