

GREENVILLE CO. S. C.

FEB 14 4 15 PM 1956

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

LILLIE FARNER WITH R. M. C.

Know All Men by These Presents:

That I, JAMES P. SIDES

in consideration of the sum of Two thousand and no/100 (\$2,000.00) - - - - - DOLLARS,

AND ASSUMPTION OF MORTGAGES REFERRED TO 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 WILLIAM B. DUCKER, his heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the South side of Watts Avenue, in the City of Greenville, in Greenville County, South Carolina, being shown as portion of Lots 32 and 33 on plat of property of Mrs. S. K. Tindal Estate, recorded in the RMC Office for Greenville County, S. C., in Plat Book "H", page 230, and having according to a plat made by A.C. Crouch, January 17, 1950, and said recorded plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of Watts Avenue at point 130 feet West of the Southwest corner of the intersection of Watts Avenue and Brook Drive, joint front corner of Lots 18 and 32: thence along the joint line of Lots 18 and 32, S. 5-10 W., 142.3 feet to an iron pin at joint rear corner of said lots; thence along the rear line of Lot 32, S. 80-57 W., 34.9 feet to an iron pin; thence along a line across lots 32 and 33, N. 22-45 E., 125.1 feet to an iron pin on the South side of Watts Avenue: thence along the South side of Watts Avenue, N. 76-0 E., 50 feet to an iron pin; thence continuing along the South side of Watts Avenue, N. 76-45 E., 70.1 feet to the point of beginning.

This is the same property conveyed to me by deed of Cecil Langdon Cheves, dated February 25, 1950, recorded in the RMC Office for Greenville County, S. C., in Deed Book 403, page 308. GRANTEE to pay 1955 taxes.

As a part of the consideration for this conveyance the Grantee assumes and agrees to pay the balance on those mortgages given C. Douglas Wilson & Co., on February 25, 1950, being an FHA mortgage for \$5750, recorded in Mortgage Book 451, page 293; and VA mortgage for \$1100, recorded in Mortgage Book 451, page 297, RMC Office for Greenville County, S. C.

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.

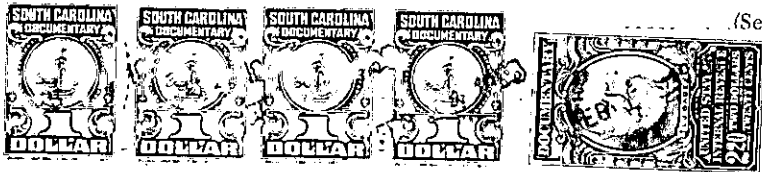
Witness the grantor's(s) hand and seal this 14th day of February in the year of our Lord One Thousand Nine Hundred and Fifty-six.

Signed, Sealed and Delivered in the Presence of

Francis B. Holtzclaw
Patrick C. Fant

James P. Sides

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



State of South Carolina, Greenville County

Personally appeared before me Francis B. Holtzclaw

and made oath that he saw the within named grantor(s) James P. Sides sign, seal and as his act and deed deliver the within written deed, and that he, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 14th day of February, A. D. 1956. Patrick C. Fant (Seal) Notary Public for South Carolina

Francis B. Holtzclaw

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Sarah J. Sides wife of the within named James P. Sides did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto William B. Ducker, 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 14th day of February, A. D. 1956. Patrick C. Fant (Seal) Notary Public for South Carolina

Sarah J. Sides

Recorded this 14th day of February 1956 at 4:03 P.M., No. 4035