

State of South Carolina,

Greenville County

NOV 16 12 44 PM 1955

565 377

Know all Men by these presents, That

We, Samuel L. Rudd and Bette R. Rudd, of Greenville County,

in the State aforesaid, in consideration of the sum of **Seven Thousand, Nine Hundred, Ninety-Seven and 03/100 (\$7,997.03)**

Dollars

and the assumption of mortgages set out below
to us paid by Edward A. Peddycord and Dorothy M. Peddycord

in the State aforesaid, 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 Edward A. Peddycord and Dorothy M. Peddycord, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, Bates Township, containing 7.40 acres, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the bank of the road, and running along said road, S. 36-08 W. 159 feet to a stake; thence S. 19-25 W. 188 feet to a stake; thence S. 16-10 E. 141 feet to a stake; thence S. 32-51 E. 133 feet to an iron pin on said road; thence S. 71-00 W. 384 feet to an iron pin; thence N. 27-47 W. 200 feet to a stake; thence N. 18-14 W. 359 feet to a stake; thence N. 10-32 W. 100 feet to a stake; thence N. 21-35 W. 120 feet to a large sweet gum; thence N. 79-40 E. 385 feet to an iron pin; thence S. 56-00 E. 206.4 feet to the beginning corner; being the same conveyed to us by H. D. Burns by deed dated January 1, 1955 and recorded in the R. M. C. office for Greenville County in Vol. 521, page 457.

As a part of the consideration, the grantees herein expressly assume and agree to pay the balance due on a certain note and mortgage executed on April 2, 1955 in the original sum of \$8750.00 by the grantors to First Federal Savings and Loan Association of Greenville, recorded in the R. M. C. office for Greenville County in Mortgage Book 633, at page 143, on which there is a balance due of \$8,173.34 as of this date.

ALSO: All that piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, Bates Township, being known and designated as a portion of Tracts Nos. 1 and 2 of the estate of T. M. Turner as shown on a plat thereof made by W. A. Hester, October 25, 1935, containing 29.30 acres, more or less, and having the following metes and bounds, to-wit:

BEGINNING at a point in the road north of Farr's Store, and running thence N. 71-26 W. 186.5 feet to an iron pin; thence N. 64-45 W. 788 feet to an iron pin by a persimmon tree; thence N. 37-30 E. 142 feet to a large sweet gum; thence N. 41-00 W. 221 feet to an iron pin; thence N. 25-30 W. 382 feet to an iron pin; thence along the line of Lot No. 2 in a northwesterly direction to an iron pin formerly on C. C. Bates' line; thence N. 32-30 E. 889 feet to a large white oak; thence S. 14-30 E. 671 feet to a stone; thence S. 18-00 W. 376 feet to a large hickory; thence S. 55-30 E. 353 feet to an iron pin at the northwest corner of the Edd Webb lot; thence with the Webb lot, 210 feet to an iron pin on the Webb line and a 7.40 acre tract formerly cut off; thence with said lot, S. 79-40 W. 385 feet to a large sweet gum; thence S. 21-35 E. 120 feet to a stake; thence S. 10-32 E. 100 feet to a stake; thence S. 18-14 E. 359 feet to a stake; thence S. 27-47 E. 200 feet to an iron pin; thence N. 71-00 E. 384 feet to an iron pin in the road; thence along the road as the line to an iron pin, the beginning corner and containing 29.30 acres, more or less; being the same conveyed to us by H. D. Burns by deed dated January 1, 1955 and recorded in the R. M. C. office for Greenville County in Deed Vol. 521, at page 455.

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