

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That Melvin K. Younts and Charles W. Spence in the State aforesaid, in consideration of the sum of One and no/100 DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said James A. Boling and James V. Patterson, their heirs and assigns forever:

All our 1/2 right title and interest in and to:

All that piece, parcel or lot of land situate, lying and being in the City and County of Greenville, State of South Carolina, situate on the south side of East North Street between Broadus Avenue and Manley Street and being known as a portion of lot no. 2 of Block 5 of Boyce Addition according to the plat thereof in Deed Book ZZ at Page 934 and having, according to a survey made by Dalton & Neves, January, 1953 entitled I.A. Giles, Jr. and F.H. Carr, the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of East North Street at the corner of property of Alex Crouch, which iron pin is situate 143 feet east of Broadus Avenue and running thence along the Crouch property, S 16-07 E, 184.7 feet to an iron pin on the northern side of a 15 foot alley; thence with the northern side of said alley, N 76 E, 35 feet to an iron pin, corner of property, now or formerly of John F. Chandler; thence with the Chandler line, N 16-07 W, 184.7 feet to an iron pin on the southern side of East North Street; thence with said street, S 76 W, 35 feet to an iron pin; being the same property conveyed to the grantors by deed book 568 at page 332.

The grantees assume and agree to pay one-half of the outstanding indebtedness on the note and mortgage to Liberty Life Insurance Company in Mortgage Book 636 at Page 441. The grantors herein have merely acted as agent for the grantees in connection with the purchase of this property and as a return consideration therefor the grantees expressly agree to pay in full, according to its terms that note and mortgage to Margaret S. Boggess in the sum of \$8,000.00 as recorded in Mortgage Book 701 at Page 521 and the faithful performance thereof is a part of the consideration of this deed.

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 11 day of January in the year of our Lord One Thousand Nine Hundred and Fifty Seven

Signed, Sealed and Delivered in the Presence of

Sara F. Allison

Melvin K. Younts (Seal)
Charles W. Spence (Seal)

State of South Carolina

COUNTY OF GREENVILLE

Personally appeared before me T. C. Adams

and made oath that he saw the within named grantor(s) Melvin K. Younts and Charles W. Spence sign, seal and as their act and deed deliver the within written deed, and that he, with Sara F. Allison witnessed the execution thereof.

Sworn to before me this 11 day of January, A. D., 1957 Sara F. Allison (Seal) Notary Public for South Carolina

State of South Carolina

COUNTY OF Greenville

RENUNCIATION OF DOWER

I, Sara F. Allison Notary Public, do hereby certify

unto all whom it may concern, that Mrs Dollie I. Younts and Jean J. Spence wife of the within named Melvin K. Younts and Charles W. Spence, respectively 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 A. Boling and James V. Patterson, 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 11 day of January, A. D., 1957 Sara F. Allison (Seal) Notary Public for South Carolina

Dollie I. Younts
Jean J. Spence

Cancelled documentary stamps attached: S. C. \$ U. S. \$ 5:30 P.M. Recorded this 14th day of January 19 57, at M., No. #1196