

FEB 27 11 00 AM 1957

Know All Men by These Presents:

That I, ANDREW A. KROEG, OLLIE FA-NSWORTH in the State aforesaid, in consideration of the sum of One thousand One hundred Fifty & No/100 (\$1,150.00) - DOLLARS, and assumption of mortgage 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 HILARIO SIERRA and BETTY H. SIERRA, their heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the West side of Newman Street (formerly known as Austin Street), in the City of Greenville, in Greenville County, South Carolina, being shown as a portion of Lots 50, 51 and 52 on plat of McDaniel Heights, made by Dalton & Neves, Engineers, April, 1941, recorded in the RMC Office for Greenville County, S. C., in Plat Book "L", page 47 (also being shown on plat of Property of Louie Smith Gattis, Jr., recorded in said RMC Office in Plat Book "X", page 91), and having according to said plats and a survey made by R. W. Dalton, September 14, 1954, the following metes and bounds, to wit:

BEGINNING at an iron pin on the West side of Newman Street, said pin being 62.4 feet South from a bend in Newman Street, and running thence along the West side of Newman Street, S. 26-30 E., 62.5 feet to an iron pin; thence S. 86-11 W., 192.9 feet to an iron pin; thence N. 4-20 W., 55.7 feet to an iron pin; thence N. 85-30 E., 169.5 feet to an iron pin on the West side of Newman Street, the Beginning corner.

BEING the same property conveyed to the Grantor herein by deed of W. W. Bradham, dated September 16, 1954 and recorded in the said RMC Office in Deed Book 508, page 216.

As a part of the consideration for this conveyance, the Grantees herein assume and agree to pay the balance due on that mortgage given by Andrew A. Kroeg to General Mortgage Co. on September 16, 1954 in the original amount of \$12,400., recorded in the said RMC Office in Mortgage Book 609, page 471.

GRANTEES to pay 1957 taxes.

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 26th day of February in the year of our Lord One Thousand Nine Hundred and fifty-seven.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures and notary seals. Includes signatures of Andrew A. Kroeg and C. Otto White, Jr. and four circular notary seals for South Carolina.

State of South Carolina, Greenville County

Personally appeared before me C. Otto White, Jr.

and made oath that he saw the within named grantor(s) Andrew A. Kroeg, deliver the within written deed, and that he, with Sidney L. Jay sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 26th day of February, A. D. 1957. Notary Public for South Carolina. Includes signature of C. Otto White, Jr.

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, C. Otto White, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. June B. Kroeg wife of the within named Andrew A. Kroeg 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 Hilario Sierra and Betty H. Sierra, 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 26th day of February, A. D. 1957. Notary Public for South Carolina. Includes signature of C. Otto White, Jr.

Handwritten signature of June B. Kroeg.

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 27th day of February, 1957, at 11:00 A.M., No. 4832.