

TITLE TO REAL ESTATE-Prepared by HINSON, TRAXLER & HAMER, Attorneys, Greenville, S. C.

MAY 25 10 44 AM 1957

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

OLLIE FAN... WORTH  
R. M. C.

Know All Men by These Presents:

That ELAINE D. CHILDERS in the State aforesaid,  
in consideration of the sum of ELEVEN HUNDRED AND NO/100 (\$1100.00) ----- 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

JOSEPH LAWRENCE SIMPSON, his heirs and assigns:

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 57, Map No. 2, Sans Souci Heights, as per plat thereof, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "Z", page 53, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the Northwest intersection of Earnshaw Avenue and Senator Pettus Avenue, and running thence along Earnshaw Avenue, N. 35-35 E. 60 feet to an iron pin, joint front corner Lot Nos. 57 and 58; thence S. 59-05 W. 108.2 feet to an iron pin, joint rear corner Lot Nos. 57 and 58; thence S. 35-13 E. 60 feet to an iron pin on Senator Pettus Avenue; thence along Senator Pettus Avenue, N.69-05 E. 108.7 feet to an iron pin, the point of beginning.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, that certain Note and Mortgage given to C. Douglas Wilson & Co., on which there is a balance due of \$8,183.80 ; said mortgage is recorded in Mortgages Volume 612, page 291.

This is the same property conveyed to the grantor by deed dated April 15, 1957, and recorded in Deeds Vol. 575, page 109.

Grantee 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 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 24th day of May in the year of our Lord One Thousand Nine Hundred and Fifty-Seven.

Signed, Sealed and Delivered in the Presence of

Edward Ryan Hamer  
William B. Traxler

(Elaine D. Childers) (Seal)  
----- (Seal)  
----- (Seal)  
----- (Seal)

State of South Carolina,  
Greenville County

Personally appeared before me ~~Edward Ryan Hamer~~ Edward Ryan Hamer

and made oath that he saw the within named grantor(s) Elaine D. Childers sign, seal and as her act and deed deliver the within written deed, and that he, with ~~Edward Ryan Hamer~~ William B. Traxler witnessed the execution thereof.

Sworn to before me this 24th day of May, A. D. 1957.  
William B. Traxler (Seal)  
Notary Public for South Carolina

Edward Ryan Hamer

State of South Carolina,  
Greenville County

RENUNCIATION OF DOWER (GRANTOR A WOMAN)

I,

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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 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 \_\_\_\_\_ day of \_\_\_\_\_, A. D. 19\_\_\_\_  
(Seal)  
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
Recorded this 25th day of May, 1957, at 10:44 A. M., No. 12507

43073