

FILED

MAY 31 4 26 PM 1957



STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

LILLIE COX THOMPSON R.M.C.

Know All Men by These Presents:

That I, HUBERT E. THOMAS in the State aforesaid, in consideration of the sum of Two Thousand Eight Hundred Twenty-three and 11/100--- DOLLARS, and subject to mortgages 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 ARTHUR MANNING, his heirs and assigns

All that lot of land in the County of Greenville, State of South Carolina, at the southeast corner of Gilman Avenue and Dolphin Street, known and designated as Lot No. 15, Section III, on plat of GREENFIELDS, recorded in Plat Book GG, page 93 of the R.M.C. Office for Greenville County, S. C., and having according to said plat and a recent survey made May 1957 by R. W. Dalton, the following metes and bounds, courses and distances, to wit:

BEGINNING at an iron pin on the eastern side of Dolphin Street, the front joint corner of Lots Nos. 15 and 16, and thence with the joint line of said lots, N. 82-45 E. 140.2 feet to an iron pin; thence N. 10-37 W. 19.6 feet to an iron pin on the southern side of Gilman Avenue; thence with the southern side of Gilman Avenue, S. 78-45 W. 120.3 feet to an iron pin; thence with the curve of said avenue, as it intersects with Dolphin Street, the chord of which is S. 35-50 W. 21.8 feet to concrete monument on the eastern side of Dolphin Street; thence with the eastern side of Dolphin Street, S. 7-15 E. 65 feet to the beginning corner.

This being the same property conveyed to grantor by deed of Lillie Cox Thompson dated November 21, 1956 and recorded in the R.M.C. Office for Greenville County in Deed Book 566 at page 206, and this conveyance made subject to building restrictions applicable to Greenfields subdivision recorded in Deed Vol. 512, page 413.

The within conveyance is subject to mortgage given to First Federal Savings & Loan Assn. recorded in Vol. 698, page 354 on which there is a balance due of \$7,726.89; also mortgage given to Lillie Cox Thompson, recorded Vol. 698, page 385, on which there is a balance due of \$1200.00

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 27th day of May in the year of our Lord One Thousand Nine Hundred and fifty-seven.

Signed, Sealed and Delivered in the Presence of

W.W. Wilkins (Seal)
Alfred C. Mann Jr (Seal)
South Carolina Documentary Seal
DOLLAR (Seal)

State of South Carolina, Greenville County } Personally appeared before me Alfred C. Mann, Jr.

and made oath that he saw the within named grantor(s) Hubert E. Thomas sign, seal and as his act and deed deliver the within written deed, and that he, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 27th day of May, A. D. 1957. W.W. Wilkins (Seal) Notary Public for South Carolina

State of South Carolina, Greenville County } RENUNCIATION OF DOWER I, W. W. Wilkins Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sara B. Thomas wife of the within named Hubert E. Thomas 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 Arthur Manning, and 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 27th day of May, A. D. 1957. W.W. Wilkins (Seal) Notary Public for South Carolina Sara B. Thomas

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 31st day of May 19 57 at 4:26 P.M. M., No. #13154

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