

5M-9-57
TITLE OF REAL ESTATE -Form 137 1/2 -W. A. Seybt & Co., Office Supplies, Greenville, S. C.



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Know All Men by These Presents:

That I, L. M. Brown in the State aforesaid, in consideration of the sum of exchange of equity in property valued at \$1100.00, DOLLARS, nine hundred and fifty dollars and assumption of below described mortgage 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 grantees B. J. MoMakin and Mary Carol D. MoMakin, their heirs and assigns forever:

All of that certain piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, School District 286, about one mile south of the City of Greer, on the west side of highway No. 14 near Pleasant Grove Baptist Church, and being known and designated as Lot No. 2 on plat of property of Moss O. and Zobia Black by W. P. Morrow, Surveyor, dated December 1952, and recorded in Plat Book FF at page 18, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of Highway No. 14, joint front corner of Lots Nos. 2 and 3, and running thence as dividing line between Lots Nos. 2 and 3, S. 82-40 W. 130 feet to an iron pin; joint rear corner of Lots Nos. 2, 3, 4 and 5; thence as a dividing line between Lots Nos. 2 and 5, S. 19-23 E. 95.8 feet to a pin in line of Lot No. 1, rear corner of Lots Nos. 2 and 5; thence as a dividing line between Lots Nos. 1 and 2, N. 86-00 E. 106 feet to pin on the Western edge of Highway No. 14; thence with the western edge of said road, N. 4-42 W. 100 feet to the point of beginning.

As part of the consideration for the within conveyance the grantees assume that mortgage on the above described property given by James F. Cox and Jo Ann E. Cox to Shenandoah Life Insurance Company, the balance now due being the sum of \$7879.58; and said mortgage being recorded in the R. L. C. Office for Greenville County in Volume 615, at page 57.

This is the same property conveyed to the grantor by deed recorded in the said R. L. C. Office in Deed Book 583, at page 369.

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

Signed, Sealed and Delivered in the Presence of

Robert A. Bailey (Seal)
James D. McKinney Jr. (Seal)

State of South Carolina

Personally appeared before me Robert A. Bailey

COUNTY OF Greenville

and made oath that he saw the within named grantor(s) L. M. Brown sign, seal and as his act and deed deliver the within written deed, and that he, with James D. McKinney Jr. witnessed the execution thereof.

Sworn to before me this 16 th day of November, A. D., 19 57
James D. McKinney Jr. (Seal)
Notary Public for South Carolina

Robert A. Bailey (Seal)

State of South Carolina

RENUNCIATION OF DOWER

COUNTY OF Greenville

I, James D. McKinney Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Florence E. Brown wife of the within named L. M. Brown 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 B. J. and Mary Carol D. MoMakin, 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 16 th day of November, A. D., 19 57
James D. McKinney Jr. (Seal)
Notary Public for South Carolina

Florence E. Brown

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 2:24 P.M.
Recorded this 19th day of November 19 57, at M. No. #27139