

OLLIE FANT  
R.M.C. All Men by These Presents:

That I, WILLIAM B. DUCKER

in consideration of the sum of Two Thousand Five Hundred Fifty and No/100----- DOLLARS, AND ASSUMPTION OF MORTGAGE REFERRED TO BELOW in the State aforesaid, 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 EMMETT M. MESSER, his heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the North side of East Lee Road near the City of Greenville, in Greenville County, S. C., shown as Lot 17 on plat of Property of Warren Walker, made by W. J. Riddle, Surveyor, November, 1936, and a recent survey made by R. W. Dalton, Surveyor, made August 16, 1955, recorded in the RMC Office for Greenville County, S. C., in Plat Book II, page 199, and having the following metes and bounds:

BEGINNING at an iron pin on the North side of East Lee Road at joint corner of Lots 16 and 17, and running thence along the line of Lot 16, N. 15-0 W., 303 feet to an iron pin; thence S. 54-0 W., 133 feet to an iron pin; thence S. 73-30 W., 87 feet to an iron pin; thence S. 18-40 E., 365 feet to an iron pin on the North side of East Lee Road; thence along East Lee Road, N. 70-0 E., 284 feet to the beginning corner.

AS a part of the consideration for this conveyance, the Grantee herein assumes and agrees to pay the balance due on that mortgage given by Doyle H. Nicholson to C. Douglas Wilson & Co., dated August 18, 1955, recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 649, page 15, in the original amount of \$7,100.00

THIS is the same property conveyed to William B. Ducker by deed of Doyle H. Nicholson, dated November 30, 1957, recorded in the RMC Office for Greenville County, S. C., in Deed Book 588, page 408.

GRANTEE to pay 1958 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 13th day of March in the year of our Lord One Thousand Nine Hundred and fifty-eight.

Signed, Sealed and Delivered in the Presence of

*Frances B. Holtzclaw* (Seal)  
*Patrick C. Fant* (Seal)



State of South Carolina,  
Greenville County

Personally appeared before me Frances B. Holtzclaw

and made oath that s he saw the within named grantor(s) William B. Ducker sign, seal and as his act and deed deliver the within written deed, and that s he, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 13th day of March, A. D. 19 58  
*Patrick C. Fant* (Seal)  
Notary Public for South Carolina

*Frances B. Holtzclaw*

State of South Carolina,  
Greenville County

RENUNCIATION OF DOWER

I, Patrick C. Fant, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Irene B. Ducker wife of the within named William B. Ducker 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 Emmett M. Messer, 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 13th day of March, A. D. 19 58.  
*Patrick C. Fant* (Seal)  
Notary Public for South Carolina

*Irene B. Ducker*

Cancelled documentary stamps attached: S. C. \$-----; U. S. \$-----  
Recorded this 13th day of March 1958, at 3:37 P.M., No. 5962

732-1-3A