

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

SEP 23 11 o'clock All Men by These Presents:

That I, ALBERT ATWOOD BELL in the State aforesaid, in consideration of the sum of One Thousand (\$1,000.00) and No/100 ----- 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

JAMES FRANKLIN SMITH, his heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Northeast side of Edgewood Avenue and on the Southeast side of Forest Lane, near the City of Greenville, in Greenville County, S. C., being shown as Lot No. 38 on plat of Leawood made by Dalton and Neves, Engineers, June 1938, recorded in the RMC Office for Greenville County, S. C. in Plat Book "J", at pages 18 and 19, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northeast side of Edgewood Avenue, at joint front corner of Lots 37 and 38, running thence along the line of Lot 37, N. 33-54 E., 166.3 feet to an iron pin; thence N. 55-41 W. 75 feet to an iron pin on the Southeast side of Forest Lane; thence along Forest Lane, S. 33-54 W. 165.8 feet to an iron pin at the corner of Forest Lane and Edgewood Avenue; thence with Edgewood Avenue, S. 55-18 E., 75 feet to the beginning corner.

As a part of the consideration for this conveyance the grantee assumes and agrees to pay the balance due on that mortgage given by Albert Atwood Bell to General Mortgage Co., dated February 10, 1955, in the original amount of \$10,450.00, recorded in the RMC Office for Greenville County, SC, in Mortgage Book 627, page 83.

This is the same property conveyed to me by deed of C. A. Anderson, dated February 10, 1955, recorded in the RMC Office for Greenville County, S. C. in Deed Book 518, page 336.

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 16th day of September in the year of our Lord One Thousand Nine Hundred and fifty eight

Signed, Sealed and Delivered in the Presence of Mrs. Marchita Hale, Mrs. Jeanne Heard, Albert Atwood Bell (Seal), and three \$10 stamps.

Tennessee State of Tennessee, Hamilton County, Personally appeared before me Marchita Hale and made oath that she saw the within named grantor(s) Albert Atwood Bell sign, seal and as his act and deed witness the execution thereof.

Sworn to before me this 16th day of September, A. D. 1958. Notary Public for Tennessee, My commission expires: 7/29/61.

State of Tennessee, Greenville County, Hamilton, I, James W. Noah, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Montine C. Bell wife of the within named Albert Atwood Bell 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 James Franklin Smith 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 16th day of September, A. D. 1958. Notary Public for Tennessee, My commission expires: 7/29/61. Canceled documentary stamps attached: S. C. \$; U. S. \$.

Recorded this 23rd day of September 1958, at 11:02 A.M., No. 7830 173.1-4-25

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