

STATE OF SOUTH CAROLINA JAN 8 9 12 AM 1959
COUNTY OF GREENVILLE

OLLIE R. R. R. All Men by These Presents:

That I, Fred E. Setzer in the State aforesaid, in consideration of the sum of Fifty and no/100 DOLLARS, and assumption of Mortgage set out below; 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 Paul J. Foster, Jr., and John E. Johnston, Jr., their heirs and assigns forever.

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the southeasterly side of Crosby Circle, near the City of Greenville, S. C., and being shown as Lot No. 72 on the plat of Paramount Park as recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book W, page 57, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Crosby Circle, joint front corner of Lots Nos. 71 and 72, and running thence along the common line of said Lots S 43-15 E 145.3 feet to an iron pin in a creek; thence along the creek as the line, the traverse line being S 54-45 W 91.1 feet to an iron pin, joint rear corner of Lots Nos. 72 and 73; thence along the common line of said lots N 43-15 W 132.6 feet to an iron pin on the southeasterly side of Crosby Circle; thence along the southeasterly side of Crosby Circle N 46-45 E 90 feet to an iron pin, the point of beginning.

The grantees agree to assume the Mortgage executed by Bruce B. Ballenger in favor of C. Douglas Wilson Co., on October 8, 1955 in the original amount of \$9,350.00. Said Mortgage being recorded in R. M. C. office for Greenville County in Mortgage Book 654 p 501.

The grantees also agree to assume a Mortgage in the amount of \$1,200. executed by the grantor in favor of Bruce B. Ballenger. Said Mortgage being recorded in R. M. C. Office in Mortgage Book 695 p. 285.

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 7th day of January in the year of our Lord One Thousand Nine Hundred and Fifty-nine

Signed, Sealed and Delivered in the Presence of
Charles L. Sanders (Seal)
E. Randolph Stone (Seal)

State of South Carolina } Personally appeared before me Charles L. Sanders
COUNTY OF GREENVILLE

and made oath that he saw the within named grantor(s) Fred E. Setzer sign, seal and as his act and deed deliver the within written deed, and that he, with E. Randolph Stone witnessed the execution thereof.

Sworn to before me this 7th day of January, A. D., 1959
E. Randolph Stone (Seal)
Notary Public for South Carolina

State of South Carolina } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } I, E. Randolph Stone Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Gay D. Setzer wife of the within named Fred E. Setzer 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 the grantees, 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 7th day of January, A. D., 1959
E. Randolph Stone (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ 9:12 A. M.
Recorded this 8th day of January 19 59, at 1 M, No. 17102
M15:3-4-9