

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

FEB 13 3 42 PM 1959

OLLIE Know All Men by These Presents:

That JAMES H. HIGGINBOTHAM AND SARA S. HIGGINBOTHAM in the State aforesaid, in consideration of the sum of One Thousand Four Hundred Five and 92/100-----DOLLARS, and assumption of mortgages described 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 FURMAN MIDDLETON, JR., his heirs and assigns:

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 110 and the adjoining 17.5 feet on the Westerly side of Lot No. 111, of Augusta Road Ranches, as per revised plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat Book V, at page 33, and having, according to said revised Plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northern side of Beck Avenue, said iron pin being 302.3 feet Southwest of an iron pin on the Northwest corner of the intersection of Beck Avenue and Old Augusta Road; and running thence along Beck Avenue S. 89-47 W. 80 feet to an iron pin; thence N. 0-13 W. 240 feet to an iron pin; thence N. 89-47 E. 80 feet to an iron pin; thence S. 0-13 E. 240 feet to an iron pin, the point of beginning.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, those certain notes and mortgages given to C. Douglas Wilson & Co. and The South Carolina National Bank, on which there is a balance due of \$9,594.08; said mortgages being recorded in Mortgages Volume 432, page 439 and Mortgages Volume 763, page 185.

This is the same property conveyed to the grantor by deed recorded in the RMC Office for Greenville County, S. C. in Deeds Volume 446, page 318.

Grantee to pay 1959 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 February in the year of our Lord One Thousand Nine Hundred and fifty nine.

Signed, Sealed and Delivered in the Presence of

Marjorie A. Hill
Edward Ryan Hamer

Sara S. Higginbotham (Seal)
James H. Higginbotham (Seal)

State of South Carolina, Greenville County

Personally appeared before me Marjorie A. Hill

and made oath that s he saw the within named grantor(s) James H. Higginbotham and Sara S. Higginbotham sign, seal and as their act and deed deliver the within written deed, and that s he, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 13th day of February, A. D. 19 59. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Marjorie A. Hill

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sara S. Higginbotham wife of the within named James H. Higginbotham 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 Furman Middleton, Jr., 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 February, A. D. 19 59. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Sara S. Higginbotham

Cancelled documentary stamps attached: S. C. \$-----; U. S. \$----- Recorded this 13th day of February 19 59, at 3:42 P.M., No. 20840

212-4-19