

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Know All Men by These Presents:

That **JAMES TOWLER** in the State aforesaid,
in consideration of the sum of **Four Thousand Eight Hundred Twenty & 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 **KATHRYN R. WILLINGHAM, her heirs and assigns, forever:**

ALL that lot of land with the buildings and improvements thereon, situate on the Northeast side of Carolina Avenue in the City of Greenville, in Greenville County, South Carolina, being shown as Lot 12, Block B, on plat of East Highlands Estates, made by Dalton & Neves, engineers, April 1940, recorded in the RMC Office for Greenville County, S.C. in Plat Book K, at pages 35 and 36, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of Carolina Avenue at joint front corner of Lots 11 and 12 of Block B, and running thence along the line of Lot 11, N. 62-37 E., 164.3 feet to an iron pin on the Southwest edge of a five foot strip of land reserved for utilities; thence S. 49-52 E. along said reserved strip, 80 feet to an iron pin; thence with the line of Lot 13, S. 59-16 W., 189 feet to an iron pin on the Northeast side of Carolina Avenue; thence along Carolina Avenue, N. 31-33 W., 85 feet to the beginning corner.

The grantee assumes and agrees to pay the balance due on that mortgage given by James Towler to First Federal Savings and Loan Association of Greenville, in the original amount of \$7500, dated October 21, 1947, recorded in the RMC Office for Greenville County, S.C. in Mortgage Book 372, page 76.

This is the same property conveyed to me by deed of M.W. Fore dated August 25, 1947, and Rachel Towler dated October 21, 1947, recorded in the RMC Office for Greenville County, S.C. in Deed Book 318, page 349, and Deed Book 324, page 302, respectively.

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 **her** 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 **24th** day of **February** in the year of our Lord One Thousand Nine Hundred and **fifty-nine**.

Signed, Sealed and Delivered in the Presence of

Rebecca H. Hemphill
Patrick C. Fant

James Towler



State of South Carolina,
Greenville County

Personally appeared before me **Rebecca H. Hemphill**

and made oath that **she** saw the within named grantor(s) **James Towler**

sign, seal and as **his** act and deed witnessed the execution thereof.

deliver the within written deed, and that **she**, with **Patrick C. Fant**

Sworn to before me this **24th** day of **February**, A. D. 19 **59**
Patrick C. Fant (Seal)
Notary Public for South Carolina

Rebecca H. Hemphill

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. **Rachel Towler**

wife of the within named **James Towler** 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 **Kathryn R. Willingham, her**

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 **24th** day of **February**, A. D. 19 **59**
Patrick C. Fant (Seal)
Notary Public for South Carolina

Rachel Towler

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this **24th** day of **February**, 19 **59**, at **3:20** P.M., No. **21809**

264-6-10