

AUG 21 3 44 PM 1959

BOOK 632 PAGE 313

State of South Carolina,

Greenville County

OLLIE F. WORTH
R. M. C.

FOR THE COMMERCIAL SEC. ASSOCIATION

22

PAGE 52

Know all Men by these presents, That I, John S. Taylor, Jr. of Greenville County

in the State aforesaid, in consideration of the sum of

Ten and no/100..... (\$10.00)..... Dollars
and other valuable considerations and assumption of mortgages hereinafter mentioned
to me paid by Botany Woods, Inc.

in the State aforesaid, 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 Botany Woods, Inc.,
its successors and assigns:

All that piece, parcel or lot of land situate, lying and being in the State
of South Carolina, County of Greenville, in the City of Greenville, on the south
side of East North Street, and being known and designated as Lot No. 5, Block I,
according to plat of "Boyce Lawn Subdivision" recorded in the R. M. C. Office
for Greenville County in Plat Book A, at Page 179 and having, according to a more
recent survey prepared by C. F. Webb, R. L. S., March 7, 1959, the following
metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of East North Street, the
joint front corner of Lots Nos. 5 and 6, Block 1, which pin is 71.8 feet along the
southern side of East North Street from the southwest corner of the intersection
of East North Street with Boyce Avenue, and running thence along the joint line of
said lots, S. 15-10 E. 126.1 feet to an iron pin on the northern side of a 15-foot
alley; thence along the northern side of said 15-foot alley, S. 76-45 W. 66.7 feet to
an iron pin at the rear corner of Lot No. 4; thence along the line of that lot,
N. 15-10 W. 126.1 feet to an iron pin on the southern side of East North Street;
thence along the southern side of East North Street, N. 76-45 E. 66.7 feet to the
beginning corner; being the same conveyed to me by Nathalie M. Palmer by deed
dated March 9, 1959 and recorded in the R. M. C. Office for Greenville County in
Deed Volume 618 at Page 459.

All that piece, parcel or lot of land situate, lying and being in the State
of South Carolina, County of Greenville, within the corporate limits of the City of
Greenville, shown on the City Tax Map at Sheet 46, Block 1, Lot 1 and being
described as follows:

BEGINNING at an iron pin on the southwestern corner of North Street
and Boyce Avenue and running thence along Boyce Avenue, S. 15 E. 126 feet, 1
inch to a point on a 10-foot alley; thence with said alley, S. 76-45 W. 71 feet, 8
inches to an iron pin; thence N. 15 W. 126 feet, 1 inch to an iron pin on North
Street; thence along North Street, N. 76-45 E. 71 feet, 8 inches to the beginning
corner; said property being generally known as 814 E. North Street. This is the
same property conveyed to the grantor by N. H. Alford by deed dated
and recorded in the R. M. C. Office for Greenville County in Deed Volume 626
at Page 131.

As a part of the consideration for this conveyance, the grantee expressly
assumes and agrees to pay the balance due on that certain note and mortgage, in the
original sum of \$5,000.00 executed by the grantor to the First Federal Savings and
Loan Association of Greenville and recorded in the R. M. C. Office for Greenville
County in Mortgage Book 778 at Page 371; the balance due thereon being the sum
of \$4,974.63; also the grantee expressly assumes and agrees to pay the balance
due on that certain note and mortgage, in the original sum of \$7,500.00 executed
by the grantor to the First Federal Savings and Loan Association of Greenville and
recorded in the R. M. C. Office for Greenville County in Mortgage Book 790 at Page
188, the balance due thereon being the sum of \$7,500.00 as of this date.