

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

Know All Men by These Presents:

That EDWIN CHESHIRE RODDEN, JR. in the State aforesaid,
in consideration of the sum of One Thousand And No/100----- DOLLARS,
and assumption of mortgage 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 CHARLES FURMAN SIMS, JR. AND LINDA HUNT SIMS, THEIR HEIRS AND ASSIGNS:

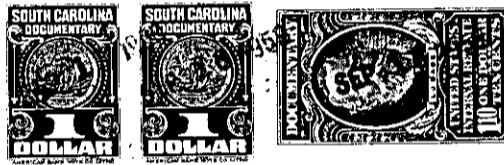
All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 243 on plat of Pleasant Valley Subdivision, as per plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book P, Page 93, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Potomac Avenue, joint front corner Lots 243 and 244, and running thence S. 0-08 E. 160 feet to an iron pin, joint rear corner Lots 243 and 244; thence S. 89-52 W. 60 feet to an iron pin, joint rear corner Lots 242 and 243; thence N. 0-08 W. 160 feet to an iron pin on the Southerly side of Potomac Avenue, joint front corner Lots 242 and 243; thence along the Southerly side of Potomac Avenue, N. 89-52 E. 60 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, that certain note and mortgage given to C. Douglas Wilson & Co., on which there is a balance due of \$7,629.63; said mortgage being recorded in Mortgages Volume 646, page 241.

This is the same property conveyed to the grantor by deed recorded in the RMC Office for Greenville County, S.C., in Deed Volume 530, page 419.

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 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 18th day of September in the year of our Lord One Thousand Nine Hundred and fifty-nine.

Signed, Sealed and Delivered in the Presence of

Anita Jo Bethea
Edward Ryan Hamer

Edwin Cheshire Rodden Jr (Seal)

_____ (Seal)

State of South Carolina,
Greenville County

Personally appeared before me Anita Jo Bethea

and made oath that she saw the within named grantor(s) EDWIN CHESHIRE RODDEN, JR. sign, seal and as his act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn to before me this 18th day of September, A. D. 19 59
Edward Ryan Hamer
Notary Public for South Carolina

Anita Jo Bethea

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. Lorraine Helen R. Rodden wife of the within named Edwin Cheshire Rodden, Jr. 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 Charles Furman Sims, Jr. & Linda Hunt Sims, 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 18th day of September, A. D. 19 59
Edward Ryan Hamer (Seal)
Notary Public for South Carolina

Lorraine Helen R Rodden

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 18th day of September 19 59, at 11:30 AM, No. 8840

222.3-9-12