

SEP 2 1 46 PM 1960

BOOK 638 PAGE 135

SM 10-58

TITLE OF REAL ESTATE - Form 137 1/2 - W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That THOMAS RALPH STANSELL in the State aforesaid, in consideration of the sum of TWO THOUSAND TWO HUNDRED FORTY-EIGHT AND 07/100-----DOLLARS, PLUS ASSUMPTION OF MORTGAGE LISTED 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 JOHN K. TEMPLE, JR., HIS HEIRS AND ASSIGNS:

ALL that lot of land with the buildings and improvements thereon situate on the North side of Alberta Avenue near the City of Greenville in Greenville County, South Carolina, being shown as Lot No. 18 and a portion of Lot 17 on plat of property of D. L. Bramlett made by W. J. Riddle, Surveyor, March 17, 1937, recorded in the R. M. C. Office for Greenville County in Plat Book I at Page 139, and having according to said plat and a survey made by R. W. Dalton, August 25, 1954, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Alberta Avenue at joint front corner of Lots 18 and 19 and running thence with line of Lot 19, N. 16-15 W. 223.7 feet to an iron pin; thence, along line of Lot 10, S. 68-37 W. 95.4 feet to an iron pin in the rear line of Lot 17; thence through Lot 17, S. 15-0 E. 215.9 feet to an iron pin on the North side of Alberta Avenue in the front line of Lot 17; thence along the North side of Alberta Avenue, N. 73-45 E. 100 feet to the beginning corner.

AS part of the consideration herein the grantee assumes and agrees to pay the balance due on that certain mortgage executed by the grantor to Canal Insurance Company.



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 26th day of August in the year of our Lord One Thousand Nine Hundred and sixty.

Signed, Sealed and Delivered in the Presence of

Linda L. Coker
Fred N. McDonald

Thomas Ralph Stansell (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina

Personally appeared before me Linda L. Coker

COUNTY OF GREENVILLE

and made oath that she saw the within named grantor(s) Thomas Ralph Stansell

written deed, and that she, with Fred N. McDonald sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 26th day of August, A. D. 19 60
Fred N. McDonald (Seal)
Notary Public for South Carolina

Linda L. Coker

State of South Carolina

RENUNCIATION OF DOWER

COUNTY OF GREENVILLE

I, Fred N. McDonald

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Martha K. Stansell wife of the within named Thomas Ralph Stansell 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 John K. Temple, 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 26th day of August, A. D., 1960
Fred N. McDonald (Seal)
Notary Public for South Carolina

Martha K. Stansell

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 2nd day of September 19 60, at 1:46 P.M., No. 6435

133-2-12