

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FILED
GREENVILLE CO. S. C.

NOV 29 3 13 PM 1960

OLLIE E. WORTH
R.M.S.

KNOW ALL MEN BY THESE PRESENTS, That I, EARL M. GWINN, JR.

in the State aforesaid; in consideration of the sum of
One Dollar and assumption of mortgage referred to below -Dollars
to me in hand paid at and before the sealing of these presents
by WILLIAM RUFUS SEAY

(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 William Rufus Seay, his heirs and assigns, forever:

ALL that certain lot of land with the buildings and improvements thereon, situate on the Northeast side of East Augusta Place Street, in the City of Greenville, in Greenville County, South Carolina, being shown as the front portion of Lot No. 22 on plat of Augusta Place, made by R. E. Dalton, Engineer, May 1923, recorded in the RMC Office for Greenville County, S.C. in Plat Book F, at Page 129, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of East Augusta Place Street at the corner of Lot No. 23, and running thence along the Northeast side of said street, N. 26-30 W., 110 feet to an iron pin; thence N. 63-30 E., 295.2 feet to an iron pin at the corner of lot heretofore conveyed to Baker; thence along the line of the Baker lot, S. 29-27 E., 98 feet to an iron pin in the line of Lot No. 23; thence along the line of said lot, S. 61-15 W., 297 feet to the beginning corner.

TOGETHER with the Grantor's right and interest in and to an easement across Lot 23 lying Southeast of and adjacent to the above property for the purpose of maintaining, operating and entering thereon for the purpose of repairing that sewer line across said lot more particularly described in the deed by Aurie Kirksey to W.F. Armstrong which is dated May 28, 1941 and recorded in the RMC Office for Greenville County, S.C. in Deed Book 233, at Page 400.

THE grantee herein assumes and agrees to pay the balance due on that mortgage given by William Earnest Jones to C. Douglas Wilson & Co., dated August 24, 1955, in the original amount of \$9,200.00, recorded in the RMC Office for Greenville County, S.C. in Mortgage Book 649, Page 357.

Grantee to pay 1960 taxes.

THIS is the same property conveyed to the grantor by deed of Charles James Holtzinger, dated August 6, 1957, recorded in the RMC Office for Greenville County, S.C. in Deed Book 581, Page 516.

204-3-3