

BOOK 667 PAGE 156
STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

JAN 30 3 55 PM 1961

Know All Men by These Presents:

That I, Laura S. Richards

in the State aforesaid,
DOLLARS,

in consideration of the sum of Four Thousand (\$4,000.00),
and subject to mortgage

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

Donald E. Baltz,

All that piece, parcel or lot of land on the western side of Claremore Avenue, in the city of Greenville, county of Greenville, state of South Carolina, being known and designated as Lot No. 10 and the southern and adjoining 10 feet of lot No. 9, Section 5, Block L, East Highlands Estates, as per plat thereof recorded in the RMC Office for Greenville County, South Carolina, in Plat book K pages 79 and 80, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of Claremore Avenue, joint front corner Lots Nos. 10 and 11, Section 5, Block L, and running thence along the western side of Claremore Avenue N. 7-56 W. 80 feet to an iron pin; thence S. 82-47 W. 175 feet to an iron pin on a 10 foot alley; thence along the eastern side of the said 10 foot alley S. 7-56 E. 80 feet to an iron pin, joint rear corner Lots 10 and 11; thence N. 82-47 E. 175 feet to an iron pin the beginning corner.

This is the same lot conveyed to grantor by Theodore Augustus Richards, Jr. by deed recorded March 30, 1954 in volume 497 page 2 of the RMC Office for Greenville County.

This conveyance is made subject to a mortgage held by C. Douglas Wilson & Co. in the original amount of \$8600.00 recorded January 7, 1952 in volume 519 page 263, on which there is a balance due of \$6,185.69.

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 30 day of January in the year of our Lord One Thousand Nine Hundred and sixty-one.

Laura S. Richards (Seal)

Signed, Sealed and Delivered in the Presence of

W. W. Wilkins (Seal)
Genobia Cox (Seal)

State of South Carolina, }
Greenville County }

Personally appeared before me Genobia Cox

and made oath that she saw the within named grantor(s) Laura S. Richards sign, seal and as her act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

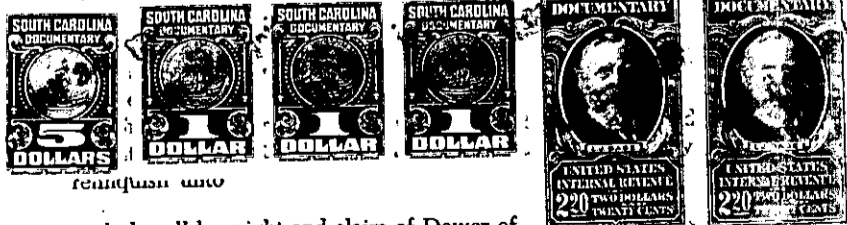
Sworn to before me this 30 day of January, A. D. 19 61
W. W. Wilkins (Seal)
Notary Public for South Carolina

Genobia Cox

State of South Carolina,)

RENUNCIATION OF DOWER GRANTOR - woman

Notary Public, do hereby certify



and also all her right and claim of Dower of,

examined by me, did declare that she does freely, sons whomsoever, renounce, release, and forever

Heirs and Assigns, all her interest and estate, releases within mentioned and released.

GIVEN under my hand and seal this _____ day of _____, A. D. 19_____
(Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____

Recorded this 30th day of January 19 61 at 3:55 P.M. M. No. #18934

264-12-4