

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by these Presents:

That Lois H. Gaines in the State aforesaid, in consideration of the sum of Seventy-three Hundred and 83/100 (\$7300.83) DOLLARS, and assumption of mortgage indebtedness

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 James Q. Cox and Jewell G. Cox, their heirs and assigns forever:

All that piece, parcel or lot of land in the City of Greenville, Greenville County, State of South Carolina, on the northern side of Ben Street, being shown as Lot No. 29 on plat of McDaniel Heights recorded in Plat Book G at pge 214, and described as follows:

BEGINNING at a stake on the northern side of Ben Street 249.6 feet west from McDaniel Avenue at corner of Lot 30, and running thence with the line of said lot due north 179 feet to a stake; thence due west 70 feet to a stake at corner of Lot 28; thence with the line of said lot due south 179 feet to a stake on Ben Street; thence with the northern side of Ben Street due east 70 feet to the beginning corner.

As a part of the consideration the grantee assumes and agrees to pay the balance due on a mortgage held by Fidelity Federal Savings & Loan Association the amount being \$11,699.18, said mortgage being recorded in Mortgage Book 639, Page 7.



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 21st day of March in the year of our Lord One Thousand Nine Hundred and Sixty One.

Signed, Sealed and Delivered in the Presence of Mable G. Lewis, Notary Public for South Carolina, and other witnesses.

STATE OF SOUTH CAROLINA, Greenville County. Personally appeared before me Mable G. Lewis and made oath that she saw the within named grantor(s) Lois H. Gaines sign, seal and as her act and deed deliver the within written deed, and that she, with J. L. Love witnessed the execution thereof.

Sworn to before me this 21st day of March, A. D. 1961. Notary Public for South Carolina.

STATE OF SOUTH CAROLINA, Greenville County. I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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 Heirs and Assigns, all her interest and estate, and also 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 day of A. D., 1961. Notary Public for South Carolina.

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 25th day of March 1961, at 11:34 A.M. M. No. #23543