

BOOK 671 PAGE 404
STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

APR 8 11 23 AM 1961
Know All Men by These Presents:

That I, Donald E. Baltz

in consideration of the sum of Twenty Thousand Seven Hundred Fifty (\$20,750.00) in the State aforesaid, DOLLARS,

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 Lee E. Flansburgh,

All that lot of land in the county of Greenville, state of South Carolina, known and designated as Lot No. 20 on plat No. 3, of Cherokee Forest subdivision recorded in plat book QQ pages 36 & 37 of the RMC Office for Greenville County, S. C., said lot having a frontage of 100 feet on the north side of Vicki Circle, a parallel depth of 200 feet and a rear width of 100 feet.

This is the same lot conveyed to grantor by Wilkins Norwood & Company, Inc. by deed recorded June 17, 1960 in deed book 652 page 498 of the RMC Office for Greenville County, and is conveyed subject to restrictions applicable to said subdivision recorded in deed volume 617 page 268.



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

Donald E. Baltz (Seal)

Signed, Sealed and Delivered in the Presence of
W. W. Wilkins (Seal)
Genobia Cox (Seal)

State of South Carolina, } Personally appeared before me Genobia Cox
Greenville County }

and made oath that she saw the within named grantor(s) Donald E. Baltz sign, seal and as his act and deed deliver the within written deed, and that she, with W. W. Wilkins witnessed the execution thereof.

Sworn to before me this 4 day of April, A. D. 1961
W. W. Wilkins (Seal)
Notary Public for South Carolina

Genobia Cox

State of South Carolina, } RENUNCIATION OF DOWER
Greenville County } I, W. W. Wilkins Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ethel Chloe Baltz wife of the within named Donald E. Baltz 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 Lee E. Flansburgh, 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 4 day of April, A. D. 1961
W. W. Wilkins (Seal)
Notary Public for South Carolina

Ethel Chloe Baltz

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 8th day of April 1961, at 11:20 A.M., No. #24796

P16.2-1-135