

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

Know All Men by These Presents:

That We, Terrell Chandler Franks & Edna M. Franks in the State aforesaid, in consideration of the sum of One Thousand Eight Hundred Sixty Five and No/100 DOLLARS, plus assumption of Mortgage to Ftn. Inn Fed. Savings & Loan Assn. in amount of \$11,635.40 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

Carl T. Garrett & Helen T. Garrett, their Heirs and Assigns forever:

ALL that certain piece, parcel or lot of land lying, being and situate in the County of Greenville, State of South Carolina, Austin Township, and being known as Lot No. 42 and the adjoining 1/2 of Lot No. 41 on plat of Peachtree Terrace, recorded in plat book EE, at Page 189 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeast side of Peachtree Lane; thence with the curved intersection of Peachtree Lane and another Street, the chord of which is N. 87-40 E. to an iron pin on the northwest side of said unnamed street; thence with it; thence N. 44-20 E. 140.3 feet to an iron pin; thence N. 49 W. 147.5 feet to an iron pin in the center of Lot No. 41; thence through the center of Lot 41 S. 41 W. 175 feet to an iron pin; thence 101.7 feet to the point of beginning and being the same lot conveyed to us by deed recorded in Book 651, Page 2 in the R.M.C. Office for Greenville County.

The Grantees assume and agree to pay that certain mortgage to Fountain Federal Savings & Loan Association in the original sum of \$12,000.00 recorded in mortgage book 825 at page 171.

Grantees to pay 1961 taxes.



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 3rd day of April in the year of our Lord One Thousand Nine Hundred and Sixty One.

Signed, Sealed and Delivered in the Presence of  
*Aldora C. Saye*  
*Melvin K. Younts*

*Terrell Chandler Franks* (Seal)  
*Edna M. Franks* (Seal)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ (Seal)

State of South Carolina  
COUNTY OF GREENVILLE

Personally appeared before me Aldora C. Saye

and made oath that she saw the within named grantor(s) Terrell Chandler Franks & Edna M. Franks sign, seal and as their act and deed deliver the within written deed, and that she, with Melvin K. Younts witnessed the execution thereof.

Sworn to before me this 3rd day of April, A. D. 1961  
*Aldora C. Saye* (Seal)  
Notary Public for South Carolina

*Aldora C. Saye*

State of South Carolina  
COUNTY OF GREENVILLE

RENUNCIATION OF DOWER  
I, Melvin K. Younts Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Edna M. Franks wife of the within named Terrell Chandler Franks 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 Carl T. & Helen T. Garrett, their 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 3rd day of April, A. D. 1961  
*Melvin K. Younts* (Seal)  
Notary Public for South Carolina

*Edna M. Franks*

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_ P.  
Recorded this 28th day of April, 1961, at 2:50 M., No. #26643

89-1-68