

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Know All Men by These Presents:

That Claude D. Brown in the State aforesaid, in consideration of the sum of \$1.00, love & affection for my wife, plus the assumption of mortgage as hereinafter stated 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

Geraldine Brown, her heirs and assigns forever:

All that lot of land in Fairview Township, County of Greenville, State of South Carolina, being known as lot 1 in accordance with plat made for grantor by C. O. Riddle, dated October 20, 1957, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin in the center of Hunter Road, 351.1 feet from the intersection of Hunter Road and Howard Drive (S. C. Highway #160), joint front corner of lot 2, and running thence S 9-08 W, 200 feet to an iron pin; thence N 77-30 W, 109.4 feet to an iron pin; thence N 8-51 E, 200 feet to an iron pin in the center of said Hunter Road; thence along center of said Road, S 77-30 E, 110.3 feet to an iron pin, being the point of beginning. This being a portion of the property conveyed to grantor by deed recorded in book 326, page 439.

The grantor further conveys to grantee the right of ingress and egress across other property of grantor to a spring which furnishes water to the above described property. A water line is presently in existence and grantee shall have the right to continue the use of this line with right to maintain and go upon and across grantors property along this water line route for purpose of repair and maintenance with the right of forever using the spring on grantors property for water supply and the right to maintain and keep in repair this spring as presently being used.

The grantee does hereby assume the 1/3 of the balance due on mortgage to Fountain Inn Federal Savings & Loan Ass'n. as recorded in mortgage book 641, page 7, and being the present one-third amount of \$1641.38 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 her 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 10th day of June in the year of our Lord One Thousand Nine Hundred and Sixty-One.

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]

Claude D Brown (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina

Personally appeared before me Aldora C. Saye

COUNTY OF GREENVILLE

and made oath that he saw the within named grantor(s) Claude D. Brown sign, seal and as his act and deed deliver the within written deed, and that he, with Melvin K. Younts witnessed the execution thereof.

Sworn to before me this 10th day of June A.D. 19 61 Notary Public for South Carolina

[Signature of Aldora C. Saye]

State of South Carolina

RENUNCIATION OF DOWER GRANTEE WIFE OF GRANTOR

COUNTY OF

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 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 day of A. D., 19 Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ P. Recorded this 13th day of June 19 61 at 3:01 M., No. #30767

560.3-1-27.1 - (0.51 R.F.) OUT OF 560.3-1-27