

TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA NOV 6 11 25 AM 1959  
COUNTY OF GREENVILLE



Know All Men by These Presents:

That I, G. Sidney Garrett in the State aforesaid, in consideration of the sum of Three Thousand Five and No/100 (\$3,500.00), plus DOLLARS, assumption of Mortgage 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 Edward E. Baker and Gwen N. Baker, their Heirs and Assigns forever:

ALL THAT certain piece, parcel, lot of land, with the improvements thereon, lying, being and situate in the Austin Township, County of Greenville, State of South Carolina, located on the east side of the C & W C Railway in the Town of Mauldin, adjoining lands of Roy Garrett and J.A. Fowler and being fully described as follows:

BEGINNING at an iron pin on the east side of Murray Drive near the C & W C Railway, and joint corner with Garrett property, and running thence with Garrett line N. 75-15 E. 340.3 feet to iron pin; thence S. 25 E. 105 feet to iron pin; thence in a southwesterly direction along Pleasant Drive 39 feet to an iron pin; thence S 75-15 W. 293.3 feet to an iron pin on edge of Murray Dr.; thence N26-30 W, 105 ft. to beginning corner and being the same to me by deed of R. C. Baldwin and Sudie A. Baldwin dated August 8, 1959 and recorded in the RMC Office for Greenville County in Deed Book 632, Page 118.

1959 County Taxes to be prorated.

The Grantees do hereby agree to assume the Mortgage in the amount of Three Thousand Five Hundred and No/100 (\$3,500.00) Dollars to Fountain Inn Federal Savings & Loan Association as recorded in Mortgage Book 806, Page 297 in the R.M.C. Office for Greenville County, which requires monthly payments in the amount of Thirty Nine and 76/100 (\$39.76) Dollars, commencing November 1st, 1959 for a period of ten (10) years.

This deed was previously recorded at Book 633, page 182, RMC office, but they are presently being re-recorded and should have error in description corrected.

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 2nd day of November in the year of our Lord One Thousand Nine Hundred and Fifty Nine

G. Sidney Garrett (Seal)

Signed, Sealed and Delivered in the Presence of

Aldora C. Saye (Seal)

SOUTH CAROLINA DOCUMENTARY 5 DOLLARS (Seal)  
SOUTH CAROLINA DOCUMENTARY 1 DOLLAR (Seal)  
SOUTH CAROLINA DOCUMENTARY 50 CENTS (Seal)  
DOCUMENTARY 55 CENTS (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) G. Sidney Garrett sign, seal and as his act and deed deliver the within written deed, and that she, with Melvin K. Younts witnessed the execution thereof.

Sworn to before me this 2nd day of November, A. D., 19 59  
Notary Public for South Carolina (Seal)

Aldora C. Saye (Seal)

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. Mary C. Garrett wife of the within named G. Sidney Garrett 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 Edward E. & Gwen N. Baker, 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 2nd day of November, A. D., 19 59.  
Notary Public for South Carolina (Seal)

Mary C. Garrett (Seal)

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$ 11:25 A.M.  
Recorded this 6th day of November 19 59, at M., No. #13792

Re-Recorded August 12th, 1961 at 11:00 A.M. #4197

M3.1-1-20