

STATE OF SOUTH CAROLINA  
GREENVILLE COUNTY  
FEB 14 12 25 PM 1962

OLLIE I. Knowlton  
R.M.C. All Men by These Presents:

That I, BYRUM C. RICHEY in the State aforesaid, in consideration of the sum of Three Thousand and no/100 (\$3,000.00) and assumption of mortgage referred to below 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 JAMES R. ALLEN, JR. & HELEN Q. ALLEN, their heirs and assigns forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Northwest side of Yorkshire Drive (formerly Mable Avenue), near the city of Greenville, in Greenville County, S. C., being shown as Lot No. 62 on plat of property of James M. Edwards, made by Dalton & Neves, Engineers, February 1955, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book II page 121, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwest side of Yorkshire Drive, at joint iron corner of Lots 61 and 62, and running thence along the line of Lot #61 N 47-08 W. 200 feet to an iron pin; thence N 42-52 E, 100 feet to an iron pin; thence with the line of Lot 63, S 47-08 E, 200 feet to an iron pin on the Northwest side of Yorkshire Drive; thence along the Northwest side of Yorkshire Drive S 42-52 W, 100 feet to the beginning corner.

The Grantees assume and agree to pay that mortgage given by Byrum C. Richey to the Prudential Insurance Company of America in the original amount of \$17,600.00 dated June 23, 1960 recorded in the R. M. C. Office for Greenville County, South Carolina in mortgage book 828 at page 421 on which there remains a balance due of \$17,092.66.

This is the same property conveyed to me by deed of Alan A. Fenton dated June 15, 1960, recorded in the R. M. C. Office for Greenville County, South Carolina in deed book 653 at page 232.

GRANTEE TO PAY 1962 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 12th day of February in the year of our Lord One Thousand Nine Hundred and Sixty Two

Signed, Sealed and Delivered in the Presence of  
Eston L. Rodgers (Seal)  
John M. Flynn (Seal)  
Byrum C. Richey (Seal)  
SOUTH CAROLINA DOCUMENTARY 5 DOLLARS (Seal)  
SOUTH CAROLINA DOCUMENTARY 1 DOLLAR (Seal)  
SOUTH CAROLINA DOCUMENTARY 15 DOLLARS (Seal)  
SOUTH CAROLINA DOCUMENTARY 15 DOLLARS (Seal)

State of South Carolina, } Personally appeared before me Eston L. Rodgers  
Greenville County }

and made oath that he saw the within named grantor(s) Byrum C. Richey sign, seal and as his act and deed deliver the within written deed, and that he, with John M. Flynn witnessed the execution thereof.

Sworn to before me this 12th day of February, A. D. 1962  
John M. Flynn (Seal)  
Eston L. Rodgers (Seal)  
Notary Public for South Carolina

State of South Carolina, } RENUNCIATION OF DOWER  
Greenville County } I, John M. Flynn Notary Public, do hereby certify

unto all whom it may concern, that Mrs. LaNell R. Richey wife of the within named Byrum C. Richey 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 James R. Allen, Jr. and Helen Q. Allen 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 12th day of February, A. D. 1962  
John M. Flynn (Seal)  
LaNell R. Richey (Seal)  
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$  
Recorded this 14th day of February 1962, at 12:25 P.M., No. #20053

-271- P15.10-1-50