

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

OLLIE F. WORTH
N.M.C.

Know All Men by These Presents:

That I, Lee E. Flansburgh

One (\$1.00)----- in the State aforesaid, in consideration of the sum of
and subject to mortgage ----- 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 Donald E. Baltz,

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 grantee by deed recorded April 8, 1961 in deed volume 671 page 404 of the RMC Office for Greenville County, S. C., and is conveyed subject to restrictions applicable to said subdivision recorded in deed volume 617 page 268, and to recorded easements.

This conveyance is made subject to that certain mortgage given by grantor to The Prudential Insurance Company of America in the original amount of \$19,000 recorded in volume 854 page 289 of the RMC Office for Greenville County, S. C., on which there is a balance due of approximately \$19,000.00.

As a part of the consideration for this conveyance, the grantee agrees to cancel that certain mortgage given by grantor to him in the amount of \$1750.00 recorded February 1, 1961 in mortgage volume 880 page 507.

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-two.

Signed, Sealed and Delivered in the Presence of

Catherine Pearson }
Genobia Cox }
Lee E. Flansburgh (Seal)

(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Catherine Pearson

and made oath that she saw the within named grantor(s) Lee E. Flansburgh sign, seal and as his act and deed deliver the within written deed, and that she, with Genobia Cox witnessed the execution thereof.

Sworn to before me this 4 day of April, A. D. 19 62
Genobia Cox (Seal)
Notary Public for South Carolina

Catherine Pearson

(Seal)

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Genobia Cox

unto all whom it may concern, that Mrs. Ruth D. Flansburgh wife of the within named Lee E. Flansburgh 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 Donald E. Baltz, 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. 19 62
Genobia Cox (Seal)
Notary Public for South Carolina

Ruth D. Flansburgh

(Seal)

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____
Recorded this 7th day of April 19 62, at 8:24 A.M., No. #24824

166-1-135
-276-