

JAN 7 12 25 PM 1963

BOOK 714 PAGE 33

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE JENKINS WORTH R.M.C.

Know All Men by these Presents:

That Robert S. Draback in the State aforesaid, in consideration of the sum of \$1.00 and assumption of mortgage as set out 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 Larry G. Ranstad, his heirs and assigns,

All that certain lot of land lying in Greenville County, State of South Carolina, on the northern side of South Beaver Lane, shown as Lot 297 on a plat of Woodfields, recorded in the R. M. C. Office for Greenville County in Plat Book DD at Page 27, and according to said plat described as follows:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 296 and 297, said pin being 90 feet northwest from Foxhall Road, and running thence along the line of Lot No. 296, N. 33-15 E. 92.7 feet to iron pin; thence N. 20-0 E. 75.6 feet to iron pin; thence N. 85-55 W. 93.4 feet to iron pin; thence S. 33-15 W. 120.2 feet to iron pin on the northern side of South Beaver Lane; thence along South Beaver Lane, S. 56-45 E. 100 feet to the point of beginning.

Being the same property conveyed to the grantor by deed recorded in Deed Book 711 at Page 516.

As part of the consideration for this conveyance the grantee assumes and agrees to pay the outstanding balance due on a note and mortgage to General Mortgage Company, recorded in Mortgage Book 777 at Page 413, the balance due as of this date being \$8,852.47.

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 7th day of January in the year of our Lord One Thousand Nine Hundred and Sixty-Three.

Robert S. Draback (Seal)

Signed, Sealed and Delivered in the Presence of

Ruby M. Eskew (Seal) Clifford F. Gaddy, Jr. (Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Ruby M. Eskew

and made oath that she saw the within named grantor(s) Robert S. Draback sign, seal and as his act and deed deliver the within written deed, and that she, with Clifford F. Gaddy, Jr. witnessed the execution thereof.

Sworn to before me this 7th day of January A.D., 1963. Clifford F. Gaddy, Jr. (Seal) Notary Public for South Carolina

Ruby M. Eskew

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, Clifford F. Gaddy, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Joanne McB. Draback wife of the within named Robert S. Draback 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 Larry G. Ranstad, his Heirs and Assigns, all her interest and estate, and also 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 7th day of January A.D., 1963. Clifford F. Gaddy, Jr. (Seal) Notary Public for South Carolina

Joanne McB. Draback

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 7th day of January 1963, at 12:25 P. M., No. 17074

-156- 370-5-4