

FEB 23 11:39 AM 1963

BOOK 717 PAGE 159

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that James Doyle Clark and Martha Ann H. Clark

in consideration of \$1.00, plus assumption of mortgage set out below Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

W. Garvin Clark, his heirs and assigns forever:

An eighty (80%) per cent interest in the below described property:

All that lot of land in the State of South Carolina, County of Greenville, located on Hodgens Drive, near Renfrew, S. C., and being more fully described as follows:

Beginning at a nail and cap in the center of Hodgens Drive, said point being 362 feet in a southerly direction from original north line, and running thence S 23-05 W, 318.2 feet to a nail and cap in center of said drive; thence N 72-10 W, 625.9 feet to an iron pin; thence N 14-45 E, 279.1 feet to an iron pin; thence S 75 E, 673.3 feet to the beginning corner and containing 4.43 acres, more or less.

This is the same property conveyed to us in deed book 618 at page 421.

The intent and purpose of this deed is for the grantors to convey unto the grantee an 80% interest in said property, maintaining and retaining in the sellers a 20% interest.

The grantee assumes and agrees to pay his proportionate share of that certain mortgage to Travelers Rest Federal Savings & Loan Association in the original sum of \$9,000.00, recorded in mortgage book 785 at page 471, on which there is a balance due of \$7,904.45.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 9th day of February 1963.

SIGNED, sealed and delivered in the presence of:

Charles W. Pence
Jan L. Young

James Doyle Clark (SEAL)
Martha Ann H. Clark (SEAL)

(SEAL)
(SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 9th day of February 1963.

Charles W. Pence (SEAL)
Notary Public for South Carolina.

Jan L. Young

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of February 1963
Charles W. Pence (SEAL)
Notary Public for South Carolina.

Martha Ann H. Clark

RECORDED this 23rd day of February 1963, at 11:39 A. M., No. 21391

365-506.6-1-19