

FILED
GREENVILLE CO. S. C.

BOOK 769 PAGE 379

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MAR 18 10 57 AM 1965



KNOW ALL MEN BY THESE PRESENTS, that

OLLIE F. NICHOLS
I, James F. Nichols,

in consideration of Six Hundred Ninety-Four and 52/100-----(\$694.52)----- Dollars,
and assumption of mortgage hereinbelow described,
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto

Harold G. Taylor and Sara H. Taylor, their heirs and assigns forever:

ALL that certain piece, parcel or lot of land, with
improvements situate thereon, lying and being in the State of South Carolina,
County of Greenville, near the City of Greenville, on the Southeast corner
of the intersection of Darlington Avenue; (formerly Brockman Avenue) with
Gould Street, being shown as Lot No. 25 on plat of Property of Ethel Y.
Perry Estate, prepared by W. J. Riddle, dated September 1944, recorded in
Plat Book B at page 33 and having, according to said plat, the following
metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast corner of
the intersection of the streets above referred to; thence with the Southeast
side of Gould Street, S. 54 E. 100 feet to an iron pin corner of Lot No. 14;
thence with the line of said lot, S. 49-20 W. 55 feet to an iron pin, rear
corner of Lot No. 24; thence with the line of said lot, N. 50-33 W. 102 feet
to an iron pin on the Southeast side of Darlington Avenue; thence with the
Southeast side of Darlington Avenue, N. 53-30 E. 49.5 feet to the beginning
corner.

As a part of the consideration for this conveyance the
grantees herein do hereby agree to assume and pay the outstanding balance
on that certain mortgage from James F. Nichols to Carolina Federal Savings
and Loan Association in the principal amount of \$6,500.00, dated March 12,
1965, and recorded in the R.M.C. Office for Greenville County, S. C. in
Mortgage Book 988 at page 429.

The above described property being subject to recorded easements or rights-
of-way and protective covenants applicable to said property.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or apper-
taining; 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 law-
fully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s') hand(s) and seal(s) this 15 day of March 1965.

SIGNED, sealed and delivered in the presence of:

Christine B. Giles

James F. Nichols (SEAL)

Michael D. Stenn

_____ (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 deed and that (s)he, with the other witness subscribed above witnessed the
execution thereof.

SWORN to before me this 15 day of March, 1965.

Christine B. Giles (SEAL)
Notary Public for South Carolina.

Michael D. Stenn

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 re-
linquish 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 15
day of March 1965.
Christine B. Giles (SEAL)
Notary Public for South Carolina.

Virginia P. Nichols

RECORDED this 18th day of March 1965, at 10:57 A.M. M., No. #25939

255-169-6-0