

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MAR 19 4 53 PM 1955

OLLIE F. NORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that JAMES G. McDUFFIE

in consideration of ONE DOLLAR (\$1.00) AND ASSUMPTION OF MORTGAGE 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
GEORGE W. MARTIN AND LETA M. MARTIN; THEIR HEIRS AND ASSIGNS:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 1 of the William B. Ducker property as shown on a plat thereof recorded in the RMC Office for Greenville County in Plat Book HH at Page 201, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin, which iron pin is located at the Southwestern corner of the intersection of Darlington Avenue with Dykeson Avenue and running thence along the Westerly side of Darlington Avenue S. 29-39 W. 90 feet to an iron pin; thence along the joint line of Lots Nos. 1 and 2 N. 60-21 W. 85 feet to an iron pin; thence N. 11-07 E. 58.3 feet to an iron pin on the Southerly side of Dykeson Avenue; thence S. 78-53 E. 109.2 feet to an iron pin, the point of beginning.

As part of the consideration herein, the grantees assume and agree to pay the principal balance due on that certain mortgage given by the grantor herein to C. Douglas Wilson & Co., said mortgage is recorded in the RMC Office for Greenville County in Mortgage Volume 980 at Page 521 and has the principal balance due thereon as of this date in the amount of \$8,708.51.

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 8th day of March 19 65.
SIGNED, sealed and delivered in the presence of:
James G. McDuffie (SEAL)
Mary Helen Albright (SEAL)
Fred W. Duld (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF GREENVILLE }
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 8th day of March, 19 65.
Fred W. Duld (SEAL) Mary Helen Albright

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE }
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 8th day of March, 19 65.
Fred W. Duld (SEAL) Molene S. McDuffie
Notary Public for South Carolina.

-235-169-2-310