

Prepared by JOHN M. DILLARD, Attorney at Law, Greenville, South Carolina

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For True Consideration See Affidavit

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.G.



Book 29 Page 189



KNOW ALL MEN BY THESE PRESENTS, that I, JOHN M. DILLARD

in consideration of Ten and No/100----- (\$10.00)----- Dollars
and other good and valuable considerations
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release
unto JOHN W. FORTNER and CONSTANCE T. FORTNER, their heirs and assigns forever:

ALL that lot of land with improvements lying on the Eastern side of Jones Avenue in the City of Greenville, Greenville County, South Carolina, being shown as all of Lot No. 15, a 3-foot strip of Lot No. 16, and the Northern one-half of Lot No. 14, on a Plat of the Property of W. C. McDANIEL, prepared by Dalton & Neves, Engineers, dated November, 1926, and recorded in the RMC Office for Greenville County, S. C., in Plat Book H, page 102, and having according to a more recent plat entitled "Property of John M. Dillard", made by R. K. Campbell, RLS, dated January 14, 1965, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of Jones Avenue in the center of Lot No. 14 (said iron pin being located N. 1-18 E., 157.5 feet from the Northeastern corner of the intersection of Jones Avenue with Carroll Lane, formerly known as a proposed extension of Tindal Avenue) and running thence through the center of Lot No. 14, S. 89-08 E., along the property of Ashley, 150 feet to an iron pin; thence N. 1-18 E., 97.5 feet to an iron pin; thence N. 89-08 W., along the property of Gosnell, 150 feet to an iron pin on Jones Avenue; thence with the Eastern side of Jones Avenue, S. 1-18 W., 97.5 feet to an iron pin, the beginning corner.

Lots Nos. 15 and a portion of Lot No. 16 are the same conveyed to the Grantor by deed of Jewell H. Greet dated October 1, 1962, and recorded in the RMC Office for Greenville County, S. C., in Deed Book 708, page 10. The Northern one-half of Lot No. 14 was conveyed to the Grantor by deed of Helen B. McDaniel dated August 21, 1964, and recorded in the RMC Office for said County and State in Deed Book 756, page 106. The above described property is hereby conveyed subject to utility rights of way and easements in blanket form and to restrictive covenants applicable to the Property of W. C. McDaniel appearing of public record, and to the rights of the owner of the Southern one-half of Lot No. 14 in and to the common use of a party wall and fence which lies on the boundary line running through the center of Lot No. 14. The Grantees agree to pay 1967 City of Greenville and Greenville County property taxes. As a part of the consideration for the above described property, the Grantees assume and agree to pay in full the indebtedness due on a note and mortgage given by John M. Dillard to Cameron-Brown Company dated January 29, 1964, and recorded in the RMC Office for Greenville County, S.C., in Mortgage Book 984, page 669, which has a present balance due in the sum of \$17,906.46. 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 assigns against the grantor(s) and the grantor'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 13th day of November 1967.
SIGNED, sealed and delivered in the presence of
John M. Dillard (SEAL)

Frances B. Holtzclaw (SEAL)
Cathoun H. Turner (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 written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 13th day of November 1967.
Frances B. Holtzclaw (SEAL)
Notary Public for South Carolina
My commission expires Jan. 1, 1970.
Cathoun H. Turner (SEAL)

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 13th day of November 1967.
Cathoun H. Turner (SEAL)
Notary Public for South Carolina
My commission expires Jan. 1, 1970.
RECORDED this 13th day of November 1967 at 3:40 P. M. No. 13950
Peggy H. Dillard (SEAL)

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