



STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

JUN 9 9 25 AM 1958

Know All Men by These Presents:

That I, JAMES W. SPENCER
in consideration of the sum of Three Thousand Two Hundred Ninety-two & 92/100--- DOLLARS,
AND ASSUMPTION OF MORTGAGE REFERRED TO BELOW
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 JACK E. COLLINS, his heirs and assigns, forever:

ALL that lot of land with the buildings and improvements thereon, situate on the Northeast side of Seminole Drive, in the City of Greenville, Greenville County, South Carolina, being shown as Lot No. 52, on Plat No. 2 of Sunset Hills, made by R. E. Dalton, Engineer, December, 1945, recorded in the RMC Office for Greenville County, S. C., in Plat Book "P", page 19, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northeast side of Seminole Drive at joint front corner of Lots 51 and 52, and running thence with the line of Lot 52, N. 48-50 E., 175 feet to an iron pin; thence S. 41-10 E., 102.3 feet to an iron pin; thence S. 55-30 W., 176.15 feet to an iron pin on the Northeast side of Seminole Drive; running thence along the Northeast side of said Seminole Drive, N. 41-10 W.; 82.3 feet to the beginning corner.

THIS is the same property conveyed to me by deed of J. Clyde Aycock, Jr., dated November 15, 1955, recorded in the RMC Office for Greenville County, S. C., in Deed Book 539, at page 153.

THE grantee herein assumes and agrees to pay the balance remaining due on that mortgage given The Prudential Insurance Company of America on November 15, 1955, in the original amount of \$13,350.00 by James W. Spencer, recorded in the RMC Office for Greenville County, S. C., in Mortgage Book 659, at page 77.

GRANTEE to pay 1958 taxes.

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)' 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)' Heirs and Assigns against the grantor(s) and the grantor(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 June in the year of our Lord One Thousand Nine Hundred and fifty-eight.

Signed, Sealed and Delivered in the Presence of
J. Elliott Law (Seal)
Vance B. Drawdy (Seal)
James W. Spencer (Seal)



State of South Carolina,
Greenville County

Personally appeared before me J. Elliott Law

and made oath that he saw the within named grantor(s) James W. Spencer sign, seal and as his act and deed deliver the within written deed, and that he, with Vance B. Drawdy witnessed the execution thereof.

Sworn to before me this 7th day of June A. D. 19 58.
Vance B. Drawdy (Seal)
Notary Public for South Carolina

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, Vance B. Drawdy, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ann J. Spencer wife of the within named James W. Spencer 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 Jack E. Collins, his Heirs and Assigns, all her interest and estate, and also all 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 June A. D. 19 58.
Vance B. Drawdy (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$-----; U. S. \$-----
Recorded this 9th day of June 19 58, at 9:25 A. M., No. 13629
221-1-98