

JAN 15 12 01 PM 1959



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Know All Men by These Presents:

That I, B. F. Reeves in the State aforesaid,
in consideration of the sum of Five Hundred Seventy Five and No/100 (\$575.00) DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

A. G. Tractor & Implement Company, Inc., their Successors and Assigns

All that certain piece, parcel or lot of land, with the improvements thereon, lying being and situate in Austin Township, County of Greenville, State of South Carolina, being known and designated as Lot No. 36 of B. F. Reeves Subdivision in accordance with Plat made by H. S. Brockman, dated September 14, 1958, and to be recorded in the R. M. C. Office for Greenville County, and being more fully described according to said plat, to-wit:

BEGINNING at an iron pin on the eastern side of Franklyn Avenue, joint front corner of lots Nos. 35 and 36 and running thence S. 40-31 E. 180 feet to iron pin; thence N. 49-29 E. 90 feet to iron pin; thence N. 40-31 W. 180 feet to iron pin on Franklyn Avenue; thence along Franklyn Avenue S. 49-29 W. 90 feet to iron pin, being point of beginning.

This being the same property as conveyed to the Grantor by deed of Cora B. League, recorded in Deed Book 555, Page 84.

This conveyance being subject to all of the restrictions and conditions as contained in the Restrictions recorded in Deed Book 601, Page 35 and references to said Restrictions are incorporated as a part and parcel of this deed.

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 its Successors and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(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(s) Heirs and Assigns against the grantor(s) and the grantor's(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 3rd day of January in the year of our Lord One Thousand Nine Hundred and Fifty Eight.

Signed, Sealed and Delivered in the Presence of
Aldora C. Saye (Seal)
Melvin K. Younts (Seal)
_____ (Seal)
_____ (Seal)
_____ (Seal)

State of South Carolina } Personally appeared before me Aldora C. Saye
COUNTY OF GREENVILLE }
and made oath that she saw the within named grantor(s) B. F. Reeves
written deed, and that she, with Melvin K. Younts sign, seal and as his act and deed deliver the within witnessed the execution thereof.
Sworn to before me this 3rd day of January, A. D. 1959
Melvin K. Younts (Seal)
Notary Public for South Carolina

State of South Carolina } RENUNCIATION OF DOWER
COUNTY OF GREENVILLE } I, Melvin K. Younts Notary Public, do hereby certify
unto all whom it may concern, that Mrs. Myrtis O. Reeves
wife of the within named B. F. Reeves
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 A.G. Tractor & Implement Co., Inc. its Successors 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 3rd day of January, A. D. 1959
Melvin K. Younts (Seal)
Notary Public for South Carolina
Mrs. Myrtis O. Reeves

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ 12:01 P. M.
Recorded this 15th day of January 19 59., at / M. No. 17925