

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, Howard A. Simister, in the State aforesaid, in consideration of the sum of One and No/100 (\$1.00) Dollar, and assumption of mortgage hereinbelow referred to, 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 Mabel E. Manchester, her heirs and assigns,

All my right, title and interest in and to all that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on the south side of East Tallulah Drive, in that area recently annexed to the City of Greenville, being known as Lot 29 on plat of property of D. T. Smith Estate, made by Dalton and Neves, Engineers, May 1935, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book "H" at page 279 and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the south side of East Tallulah Drive at joint front corner of Lots 29 and 31, said pin being 400 feet west from the southwest corner of intersection of East Tallulah Drive and Ioka Street, and thence with the line of Lot 31, S. 25-20 E. 200 feet to an iron pin; thence S. 64-40 W. 100 feet to an iron pin; thence with the line of Lot 25, N. 25-20 W. 200 feet to an iron pin on the south side of East Tallulah Drive; thence along the south side of East Tallulah Drive N. 64-40 E. 100 feet to an iron pin, the point of beginning.

The grantee agrees to pay the 1961 taxes on the above described property.

The grantee assumes and agrees to pay according to its terms that certain note and mortgage secured thereby, given by Alexander D. Manchester and Mabel E. Manchester, in favor of First Federal Savings & Loan Association, Greenville, South Carolina, dated June 26, 1957, recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Volume 717 at page 364, upon which the principal balance of \$8,694.75, with interest thereon from April 1, 1961, is due.

This is the same parcel heretofore conveyed to the grantor by Mabel E. Manchester and Alexander D. Manchester, reserving a life estate in the said Mabel E. Manchester and Alexander D. Manchester, dated May 29, 1959, and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Volume 628 at page 217

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 her Heirs 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 20th. day of May in the year of our Lord One Thousand Nine Hundred and Sixty-One.

Signed, Sealed and Delivered in the Presence of

Gerald D. Lewy 2/27 05512557 E Co 3/6
Roy A. Atkin Capt 04022250 E Co 3/6

Howard A. Simister (Seal)
(Seal)
(Seal)
(Seal)

GERMANY
State of South Carolina
Greenville County

Personally appeared before me Gerald D. Lewy

and made oath that he saw the within named grantor(s) Howard A. Simister sign, seal and as his act and deed deliver the within written deed, and that he, with Roy A. Atkin witnessed the execution thereof.

Sworn to before me this 20th. day of May, A. D. 1961

Capt. U.S. Army, 3d. BG, 6th. Inf. Div. APO 742, N.Y., N.Y.
Notary Public for South Carolina

Gerald D. Lewy 2/27 05512557 3/1

GERMANY
State of South Carolina
Greenville County

RENUNCIATION OF DOWER

I, Roy A. Atkin,

a commissioned officer of the Armed Forces of the United States of America,

unto all whom it may concern, that Mrs. Carol Ann Simister wife of the within named Howard A. Simister

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 Mabel E. Manchester, her 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 20th. day of May, A. D. 1961

Capt. U.S. Army, 3d. BG, 6th. Inf. Div. APO 742, N.Y., N.Y.
Notary Public for South Carolina

Carol Ann Simister

Recorded this 25th day of May 1961, at 4:18 P.M., No. 29215

205-2-24