STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE Har 27 | 10 28 AM '70

OLLIE FARNSWORTH R. H. C.

we, Walter G. Sweet and Velma Sweet KNOW ALL MEN BY THESE PRESENTS, that

Five Hundred and 00/100 (\$500.00) and assumption of the two mortgages in consideration of 115150 DEIOW, receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release Etta Mae H. Ballard

ALL that tract of land in the County of Greenville, State of South Carolina, containing approximately 86.4 acres, more or less, of the original tract of 140 1/2 acres, more or less, in Dunklin Township, being the same tract conveyed to Melvin E. Sims, by E. Inman Master, by deed dated February 10, 1936, recorded in the R.M.C. Office for Greenville County in Book K, at page 1, and being more fully described in deed of J. W. Gray, Master to J. J. McSwain, dated January 10, 1907, recorded in said office in Book UUU at page 234, referring to plat by J.P. Willis, Surveyor, dated January 20, 1906, which was not recorded, but which was incorporated by reference.

Less two tract from this property: one tract was conveyed by Melvin E. Sims to James M. Sims, as recorded in Deed Book 582, page 367, in the R.M.C. Office for Greenville County, containing 25.9 acres, more or less; and the other tract was conveyed to John and Clarice Kirby by Melvin E. Sims, as recorded in Deed Book 428, page 419, in the R.M.C. Office for Greenville County, containing approximately 28.2 acres, more or less, leaving of the original tract approximately 86.4 acres, more or less, see above referred deed books and page numbers for complete description of thest two plots.

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The Grantee herein assumes and agrees to pay the balance of \$9,892.00 on a mortgage held by Blue Ridge Production Credit Association recorded in Mortgage Book at page, and the balance of \$10,173.00 on a note and mortgage held by Federal Land Bank recorded in
Mortgage Book at page
This deed is made subject to any restrictions and easements that may appear of record, on
the recorded plat, or on the premises.



Greenville County Stamps Faid \$ Act No. 380 Sec.

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) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(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) 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 2nd day of

SIGNED, sealed and delivered in the presence of:

March

(SEAL) (SEAL)

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(SEAL)

STATE OF SOUTH CAROLINA

PROBATE

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 2nd March,

70. 19

W

Notary Public for South

My Commission Expires

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA

i, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever linquish unto the grantee(s) and the grantee(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

21/d day of March

expires 19 RECORDED thu

#21114 10:28 <u>19</u>70