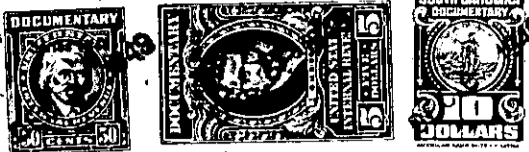


STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That Robert H. Royer and Dorothy K. Royer in the State aforesaid, in consideration of the sum of Forty-five Hundred Forty-two and 38/100 (\$4542.38)---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 James L. Anderson, Jr., his heirs and assigns forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the South side of Mount Vista Avenue, in that area recently annexed to the City of Greenville, in Greenville County, South Carolina, being shown as Lot #186 on plat of Traxler Park, made by R. E. Dalton, Engineer, March, 1923, recorded in R.M.C. Office for Greenville County, S. C., in Plat Book F, pages 114 and 115, and having according to said plat and a recent survey made by R. W. Dalton, Surveyor, May 10, 1949, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Mount Vista Avenue at joint front corner of Lots 186 and 187, said pin being 783.7 feet in a Westerly direction from the Southwest corner of the intersection of Mount Vista Avenue and Rock Creek Drive, and running thence with line of Lot 187 S. 25-23 E. 225 feet to stake; thence S. 64-37 W. 70.6 feet to stake; thence N. 25-13 W. 225 feet to iron pin on the South side of Mount Vista Avenue; thence with South side of Mount Vista Avenue N. 64-37 E. 70 feet to the beginning corner.

This is the same property conveyed to the grantors by Annie Irene Stone by deed dated March 10, 1948, recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 338, page 370.

As a part of the consideration for this conveyance, the grantee assumes and agrees to pay that mortgage given by Robert H. Royer and Dorothy K. Royer to Liberty Life Insurance Company in the original amount of \$8900.00 dated May 11, 1949, recorded in the R.M.C. Office for Greenville County in Mortgage Book 425, page 5, on which there remains a balance of \$8807.62 with interest from November 1, 1949.

The Grantee is to pay 1949 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(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 s and seals this 30th day of November in the year of our Lord One Thousand Nine Hundred and forty-nine.

Signed, Sealed and Delivered in the Presence of

Richard H. Carpenter  
Roy E. Turner

Robert H. Royer (Seal)  
Dorothy K. Royer (Seal)  
(Seal)  
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Richard H. Carpenter

and made oath that he saw the within named grantor(s) Robert H. Royer and Dorothy K. Royer sign, seal and as their act and deed deliver the within written deed, and that he, with Roy E. Turner witnessed the execution thereof.

Sworn to before me this 30th day of November, A. D. 19 49  
Richard H. Carpenter (Seal)  
Notary Public for South Carolina

Roy E. Turner

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Richard H. Carpenter Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Dorothy K. Royer wife of the within named Robert H. Royer 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 James L. Anderson, Jr. 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 30th day of November, 19 49  
Richard H. Carpenter (Seal)  
Notary Public for South Carolina

Dorothy K. Royer

Cancelled documentary stamps attached: S. C. \$ 33 P. 28810  
Recorded this 6th day of December 19 49, at 4: M., No.

205-3-56