

STATE OF SOUTH CAROLINA, GREENVILLE CO. S. C.

GREENVILLE COUNTY

JUN 1 2 28 PM 1950

Know All Men by These Presents:

That I, David G. Traxler, <sup>ALLIE FARNSWORTH</sup>  
in consideration of the sum of Seven Hundred and No/100 (\$700.00) ----- in the State aforesaid,  
and assumption of mortgage hereinbelow described, ----- DOLLARS,

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 EARL M. GWINN, JR., his heirs and assigns, all that piece, parcel or lot of land lying and being situate on the Southern side of Prancer Avenue, in the City of Greenville, County of Greenville, South Carolina, being known and designated as Lot # 306, Pleasant Valley, according to plat of said subdivision prepared by Dalton & Neves in April, 1946, including additions to said plat through November, 1948, as recorded in the R.M.C. Office for Greenville County, South Carolina, in Flat Book "P", at Page 92, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southern side of Prancer Avenue at joint front corner of Lots # 305 and # 306, said pin being 300 feet Northeast of iron pin in the Southeast corner of the intersection of Prancer Avenue with Panama Avenue; thence S. 0-08 E. 160 feet to an iron pin at joint rear corner of Lots # 305 and # 306; thence N. 89-52 E. 60 feet to an iron pin at joint rear corner of Lots # 306 and # 307; thence N. 0-08 W. 160 feet to an iron pin at joint front corner of Lots # 306 and # 307 on the Southern side of Prancer Avenue; thence along said Avenue S. 89-52 W. 60 feet to an iron pin at joint front corner of Lots # 305 and # 306, the point of beginning.

The above-described property is subject to restrictions recorded in the R.M.C. Office for Greenville County, South Carolina, in Deeds Volume 301, at Page 60; as amended in Volume 367, at Page 106.

Grantee is to pay the 1950 taxes on the above-described property.

As a part of the consideration hereof the herein named grantee assumes and agrees to pay, according to its terms, that certain note and mortgage dated March 9, 1950, given by David G. Traxler in favor of The First National Bank, Greenville, South Carolina, securing the sum of \$3,000.00, said mortgage being recorded in the R.M.C. Office for Greenville County in Mortgages Volume 452, at page 384.

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.

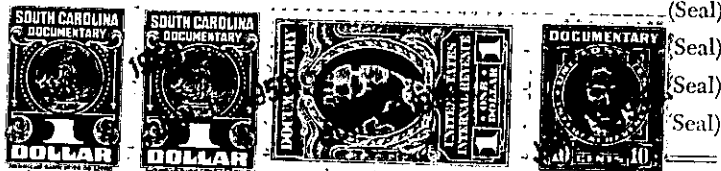
Witness the grantor's(s) hand and seal this 1st day of June in the year of our Lord One Thousand Nine Hundred and Fifty

Signed, Sealed and Delivered in the Presence of

David G. Traxler

Evelyn S. Etheredge

Edward Ryan Hamer



State of South Carolina, Greenville County

Personally appeared before me Evelyn S. Etheredge

and she saw the within named grantor(s) David G. Traxler sign, seal and as his act and deed deliver the within written deed, and that she, with Edward Ryan Hamer witnessed the execution thereof.

Sworn before me this 1st day of June, A. D. 1950  
Edward Ryan Hamer (Seal)  
Notary Public for South Carolina

Evelyn S. Etheredge

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Edward Ryan Hamer, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Julia P. Traxler wife of the within named David G. Traxler 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 Earl M. Gwinn, Jr., 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 1st day of June, A. D. 1950  
Edward Ryan Hamer (Seal)  
Notary Public for South Carolina

Julia P. Traxler

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
Recorded this 1st day of June 1950 at 2:28 P. M., No. 13483