

TITLE TO REAL ESTATE—Prepared by HINSON, TRAXLER &

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That I, J. A. Cannon, Jr., in the State aforesaid, in consideration of the sum of THREE THOUSAND, NINETY-THREE AND 34/100 (\$3,093.34) - - - - - DOLLARS, and assumption of mortgage described 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

CHARLES M. MOODY, Jr., his heirs and assigns:

All that certain piece, parcel or lot of land in Paris Mountain Township, Greenville County, State of South Carolina, the Southwestern corner of the intersection of Lenore Avenue and Merriweather Street on Map No. 4 of Sans Souci Heights, a subdivision situate on the New Buncombe Road, about four (4) miles north of the City of Greenville, said lot being known and designated as Lot No. 149 as shown on plat recorded in the R.M.C. Office for Greenville County in Plat Book Y, page 145, and according to a recent survey by T. C. Adams, Engineer, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Lenore Avenue, the same being joint front corner of Lots 149 and 150, and running thence along the joint line of Lots 149 and 150, S. 19-46 E. 87.9 feet to an iron pin on a right of way of Duke Power Company; thence continuing with the joint line of said lots S. 19-46 E. 65 feet to an iron pin; thence N. 68-54 E. 70 feet to an iron pin on Merriweather Street; thence along Merriweather Street N. 19-46 W. 65 feet to an iron pin on the right of way of Duke Power Company; thence continuing in the same line N. 19-46 W. 86.2 feet to an iron pin at the Southwestern corner of the intersection of Lenore Avenue and Merriweather Street; thence continuing along said Lenore Avenue S. 70-14 W. 70 feet to the beginning corner.

The grantor herein is to pay the 1954 taxes on the above-described property.

As a part of the consideration hereof, the grantee agrees to assume and pay, according to its terms, that certain Note and Mortgage given to Shenandoah Life Insurance Company on which there is a balance due of Five Thousand, Seven Hundred Six and 66/100 (\$5,706.66) Dollars; said mortgage is recorded in the R.M.C. Office for Greenville County, South Carolina, in Mortgages Volume 539, page 303.

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 20th day of April in the year of our Lord One Thousand Nine Hundred and Fifty-Four.

Signed, Sealed and Delivered in the Presence of

Handwritten signatures of Anne M. White and Edward Ryan Hamer.

Handwritten signature of J. A. Cannon, Jr. with four cancelled documentary stamps (three 1-dollar, one 5-dollar).

State of South Carolina, Greenville County

Personally appeared before me Anne M. White

and made oath that she saw the within named grantor(s) J. A. Cannon, Jr., written deed, and that she, with Edward Ryan Hamer sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 20th day of April, A. D. 19 54. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Handwritten signature of Anne M. White.

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. Mary T. Cannon wife of the within named J. A. Cannon, Jr., 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 Charles M. Moody, 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 20th day of April, A. D. 19 54. Edward Ryan Hamer (Seal) Notary Public for South Carolina

Handwritten signature of Mary T. Cannon.

Cancelled documentary stamps attached: S. C. \$; U. S. \$; Recorded this 21st day of April 19 54, at 3:10 P.M. M. No. #8993