

TITLE OF REAL ESTATE - Form 137 1/2 - W. A. Seybt & Co., Office Supplies, Greenville, S. C. FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OCT 10 1 16 PM 1960

Know All Men by These Presents:

That We, James Rodgers and Albert Fred Cunningham in the State aforesaid, in consideration of the sum of Four Thousand Seven Hundred and Fifty (\$4750.00) DOLLARS, to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said S. C. Franks, his heirs and assigns forever

ALL that certain piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, with the improvements thereon, being known and designated as 701 Anderson Street in the County of Greenville, just outside the city limits of the City of Greenville, and designated as Lot 6 of Washington Heights as shown on a plat thereof by C. M. Furman, Jr., Engr., dated February 3, 1922, and recorded in Plat Book F at page 54 in the Office of the R. M. C. for Greenville County, and being more particularly described as follows:

BEGINNING at an iron pin on Anderson Street at the joint front corner of Lots Nos. 6 and 7 as shown on the plat; thence N. 43 - 0 E. 50 feet along the Southeast side of Anderson Street to an iron pin at the corner of Anderson and Lincoln Streets; thence S. 43 - 25 E. 100.2 feet along Lincoln Street to an iron pin at the joint corner with Lot No. 31; thence S. 43 - 0 W. 50 feet along the line of Lot No. 31 to an iron pin at joint back corner with Lot No. 7; thence N. 43 - 25 W. 100.2 feet along the line of Lot No. 7 to the beginning corner.



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 6th day of October in the year of our Lord One Thousand Nine Hundred and Sixty

Signed, Sealed and Delivered in the Presence of
Virginia Lemkin (Seal)
Willie T. Smith, Jr. (Seal)
James Rodgers (Seal)
Albert Fred Cunningham (Seal)

State of South Carolina
COUNTY OF GREENVILLE
Personally appeared before me Virginia Lemkin
and made oath that she saw the within named grantor(s) James Rodgers and Albert Fred Cunningham sign, seal and as their act and deed deliver the within written deed, and that she, with Willie T. Smith, Jr. witnessed the execution thereof.
Sworn to before me this 6th day of October, A. D., 1960
Willie T. Smith, Jr. (Seal)
Notary Public for South Carolina

State of South Carolina
COUNTY OF UNION
RENUNCIATION OF DOWER
I, Wm. B. Whitney Notary Public, do hereby certify unto all whom it may concern, that Mrs. Hattie Carter Cunningham wife of the within named Albert Fred Cunningham 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 S. C. Franks, 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 10th day of October, A. D., 1960
Wm. B. Whitney (Seal)
Notary Public for South Carolina
Hattie Carter Cunningham

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ P.
Recorded this 10th day of October 1960 at 1:16 M., No. #9709

107-1-22