

FEB 12 4 53 PM 1963

BOOK 716 PAGE 293

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FARNWORTH R.M.C.



Know All Men by These Presents:

That Joseph D. Kelly,

in consideration of the sum of Two Hundred and Fifty (\$250.00) and no/100--- in the State aforesaid, DOLLARS, and assumption of mortgage 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 B. N. Patrick and Mary Lou Patrick, and their heirs and assigns, forever:

All that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 23, Magnolia Acres, plat of which is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 66, page 133, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Fleetwood Drive, joint front corner of Lots 27 and 28, said iron pin being 176 feet in an easterly direction from the intersection of Cool Brook Drive and Fleetwood Drive; and running thence N. 25-49 W. 175 feet to an iron pin, joint rear corner Lots 27 and 28; thence N. 64-11 E. 85 feet to an iron pin, joint rear corner Lots 28 and 29; thence S. 25-49 E. 175 feet to an iron pin on Fleetwood Drive, joint front corner Lots 28 and 29; thence along Fleetwood Drive S. 64-11 W. 85 feet to an iron pin, the point of beginning.

As a part of the consideration for this conveyance, the grantees assume and agree to pay the balance due on the mortgage held by J. S. Gleason, Jr., as Administrator of Veterans' Affairs, mortgage recorded in Mortgage Book 352, page 373, RMC Office for Greenville County, South Carolina. The approximate balance owing on this mortgage at this time is about \$13,142.00.

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 their 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 12 day of February in the year of our Lord One Thousand Nine Hundred and Sixty-three

Signed, Sealed and Delivered in the Presence of

Betty Mc Makin
Clarence E. Clay Jr.

Joseph D. Kelly (Seal)
(Signatures and seals of witnesses)

State of South Carolina, Greenville County

Personally appeared before me Betty Mc Makin

and made oath that she saw the within named grantor(s) Joseph D. Kelly sign, seal and as his act and deed deliver the within written deed, and that she, with Clarence L. Clay, Jr. witnessed the execution thereof.

Sworn to before me this 12 day of February, A. D. 19 63
Clarence E. Clay Jr. (Seal)
Notary Public for South Carolina

Betty Mc Makin (Signature)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Clarence L. Clay, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Nellie E. Kelly wife of the within named Joseph L. Kelly 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 B. N. and Mary Lou Patrick, and their 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 12 day of February, A. D. 19 63
Clarence E. Clay Jr. (Seal)
Notary Public for South Carolina

Nellie E. Kelly (Signature)

Recorded this 12th day of February 19 63, at 4:53 P.M., No. #20463

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