

GREENVILLE CO. S. C.

JAN 13 3 16 PM '70

Prepared by the offices of CARTER & HILL Attorneys at Law 123 Broadus Avenue, Greenville, S. C.

OLLIE FARNSWORTH  
R. M. C.

VOL 882 PAGE 449

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

KNOW ALL MEN BY THESE PRESENTS, that we, Carl C. Bailey, Jr., and Dorothy C. Bailey,

in consideration of Eleven Thousand Two Hundred Ninety-One and 52/100-----(\$11,291.52)----- Dollars,  
and the assumption of a mortgage noted below  
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release  
unto William P. Cart, Jr., and Alice S. Cart, their heirs and assigns, forever:

ALL that piece, parcel or lot of land in the City and County of Greenville, State of South Carolina, situate, lying and being on the western side of Pimlico Road and being known and designated as the major part of Lot No. 105 of Section A of Gower Estates on plat by Dalton & Neves recorded in the R. M. C. Office for Greenville County in Plat Book QQ at Pages 146 and 147 and having according to said plat the following metes and bounds, to-wit:

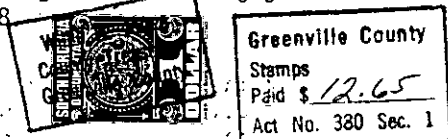
BEGINNING at a point on the western side of Pimlico Road, said point being 10 feet north of the joint front corner of Lots Nos. 104 and 105 and running thence in a new line through Lot No. 105 S. 67-46 E. 166 feet, more or less, to a point in the center of a branch; thence with the center line of said branch (the traverse line being N. 25-06 W. 90.1 feet) to a point at the joint rear corner of Lot Nos. 105 and 106; thence with the joint line of said lots N. 67-46 E. 169 feet, more or less, to an iron pin on the western side of Pimlico Road, the joint front corner of Lots Nos. 105 and 106; and running thence with the western side of said Road S. 22-14 E. 90 feet to a point 10 feet north of the joint front corner of Lots Nos. 104 and 105, the point of beginning.

This conveyance is made subject to restrictions recorded in the R. M. C. Office for Greenville County in Deed Book 663 at Page 118 and such other restrictions, easements and rights of way appearing on record in the R. M. C. Office for Greenville County.

It is the intention of the grantors to convey all of Lot No. 105 except for the southernmost 10 foot strip adjoining Lot No. 104.

For deeds into grantors see Deed Book 801 at Page 22 and Deed Book 847 at Page 624.

As a part of the consideration herein the grantees agree to assume and pay the balance due on a mortgage to Fidelity Federal Savings & Loan Association recorded in the R. M. C. Office for Greenville County in Mortgage Book 1034 at Page 265 and Mortgage Book 1096 at Page 560 and having a current balance of \$20,308.48



together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 13th day of January 19 70

SIGNED, sealed and delivered in the presence of:

James K. Case, Jr. (SEAL)  
R. Kinard Johnson, Jr. (SEAL)  
Carl C. Bailey, Jr. (SEAL)  
Dorothy C. Bailey (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 13th day of January 19 70

R. Kinard Johnson, Jr. (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: MY COMMISSION EXPIRES AUGUST 14, 1979

James K. Case, Jr. (SEAL)  
Dorothy C. Bailey (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF Greenville }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

13th day of January 19 70

R. Kinard Johnson, Jr. (SEAL)  
Notary Public for South Carolina.  
My Commission Expires: MY COMMISSION EXPIRES AUGUST 14, 1979

Dorothy C. Bailey (SEAL)  
Dorothy C. Bailey

1-6-9-1