

State of South Carolina.
County of Greenville.

TITLE TO REAL ESTATE.

Whereas, the last Will of Alvin H. Dean, Deceased, last of Greenville County, was duly admitted to probate at Greenville, S. C. on the 21st day of August A. D. 1929, in the Probate Court of Greenville County, and Walter L. Patton and Sarah P. Dean were at the same time granted letters testamentary and are now acting as Executors of said Will; and

Whereas, the said Alvin H. Dean, by his Will, did authorize and empower his said Executors to make sale of and convey certain of his real estate hereinafter described, either at public or private sale, as to them should seem best, and to make good and sufficient deeds of bargain and sale thereof to the purchaser;

Now, therefore, know all men by these presents, That we, Walter L. Patton and Sarah P. Dean, Executors as aforesaid, by virtue of the power and authority aforesaid, and in consideration of the sum of Nineteen Thousand Two Hundred Fifty (\$19,250.00) Dollars, to us in hand paid by Annie Belle Dean, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell, release and convey to the said Annie Belle Dean, her heirs and assigns, all that certain piece, parcel or lot of land, situate on the South side of East Coffee Street, in the City and County of Greenville, South Carolina, and having the following metes and bounds, to-wit:

Beginning at a point on East Coffee Street 47.4 feet from the west side of Brown Street, and runs thence with Coffee Street in a Westernly direction 28.5 feet to an alley; thence with said alley in a Southernly direction 60.4 feet; thence in an Easternly direction 28.6 feet to a point 47.7 feet from the west side of Brown Street; thence in a Northernly direction 60.4 feet to the beginning corner; together with all the right, title and interest of, in and to the alley adjoining the said lot on the West side thereof, and being the same land conveyed to Alvin H. Dean, Deceased, by B. A. Morgan, as shown by deed dated May 29, 1920, and recorded in R. M. C. Office for Greenville County in Volume 48, Page 336.

This deed of conveyance is made subject to the contract of sale heretofore made between the Executors aforesaid and Charles P. Efstrotation, dated May 9, 1930, and recorded in the R. M. C. Office for Greenville County in Book 153, Page 575, which contract has this day been assigned to Annie Belle Dean, the purchaser.

Also, all the undivided one-third interest in and to all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in the City of Greenville, on the south side of West Washington Street, near the Southern Railway Station; Beginning at an iron pin opposite the intersection of Washington Street with Cooke and Pine Streets, and running thence in a northwesterly direction with Washington Street seventy feet to an iron pin at the corner of Lot No. 8, as shown on a plat of the W. T. Shumate lands, made in 1896 when the same was sold by Julius C. Smith, Assignee, said lot being now owned by Selina W. Robinson; and running thence with her line in a south-westerly direction one hundred and forty-three feet to a stake on extension of Washington Street; thence in a southerly direction with said extension of Washington Street forty-eight feet to a stake at corner of Lot No. 9, owned by A. C. Davis; thence with her line in a southeasterly direction approximately forty-five feet to line of Lot No. 6, owned by said Selina W. Robinson; and thence with her line in a north-easterly direction one hundred and sixty feet to the beginning corner. Being the same lot con-