

TITLE TO REAL ESTATE

37825 PROVENCHER-JARLAND CO.-GREENVILLE

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY.

WHEREAS, Realty Corporation was a corporation chartered under the laws of the State of South Carolina, having its principal place of business in Greenville, S. C., but the charter of said corporation was duly forfeited and cancelled by the South Carolina Tax Commission on December 1, 1928, for non-payment of its capital stock tax; and

Whereas, at the time its charter was cancelled said corporation was the owner of the premises hereinafter described, subject to a mortgage thereon given by said Realty Corporation to Peoples National Bank of Greenville, Trustee, in the sum of \$1,000.00, which mortgage was recorded in office of R. M. C. for Greenville County in Vol. 147 page 34; and

Whereas, D. B. Traxler and J. L. Bozard are the sole Directors of said Corporation and are the Trustees of said Corporation under Sec. 7710 of the Code of Laws of South Carolina, and it is the desire of said Corporation, its Directors and Trustees to convey said premises to said Bank in satisfaction of said Mortgage; Now, Therefore, Know all men by these presents That Realty Corporation, a corporation formerly chartered under the laws of the State of South Carolina and D. B. Traxler and J. L. Bozard, Trustees, of the Realty Corporation, in the State aforesaid, in consideration of the sum of Five Dollars and satisfaction of mortgage in the sum of \$1,000.00, as recorded in Vol. 147, page 34, in the office of R. M. C. for Greenville County to it paid by The Peoples National Bank of Greenville, in the State aforesaid, 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 The Peoples National Bank of Greenville, Those two certain lots of land Greenville Township, Greenville County, State of South Carolina, on Mount Vista Avenue, being lots Nos. 176 and 177, as shown on plat of Traxler Park made by R. E. Dalton, Engineer, on March 1923, said plat being recorded in Plat Book F, page 114, said lots having the following metes and bounds, to-wit:

Beginning at a stake on Mount Vista Avenue, corner of Lot 175, thence with Mount Vista Avenue N. 64-37 E. 140 ft. to a stake corner of lot 178; thence with line of lot No. 178, 225 ft. to a stake; thence S. 64-37 W. 140 ft. to stake corner of lot 175, thence with line of said lot 225 ft. to the beginning corner on Mount Vista Avenue.

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 premises before mentioned unto the said The Peoples National Bank of Greenville, its successors, and assigns forever.

And we do hereby bind ourselves and our to warrant and forever defend all and singular the said premises unto the said The Peoples National Bank of Greenville, its successors heirs and assigns, against us and our successors and every other person whomsoever lawfully claiming, or to claim the same or any part thereof.

Witness our hands and seals this 27 day of November in the year of our Lord one thousand nine hundred and thirty-seven.

Signed, sealed and delivered

in the presence of:

Virginia Simkins.

E. M. Blythe, Jr.

As to D. B. Traxler, Pres. & Trustee

S. D. Moss.

Ruby McC. Porter

As to J. L. Bozard, Secy. & Trustee.

State of South Carolina,

Greenville County.

REALTY CORPORATION (L. S.)

BY: D. B. Traxler, President.

and J. L. Bozard, (SEAL)

Secretary.

D. B. Traxler, (SEAL)

J. L. Bozard (SEAL)

Trustees for Realty Corporation.

Personally appeared before me Virginia Simkins and made oath that she saw the within named Realty Corporation by its duly authorized President, D. B. Traxler and D. B. Traxler, Trustee for Realty Corporation, sign, seal and as its act and deed, deliver the within written Deed for the uses and purposes herein mentioned, and that she with E. M. Blythe, Jr. witnessed the execution thereof.

Sworn to before me this 27 day of November, 1937

Virginia Simkins.

E. M. Blythe, Jr. (L. S.)

Notary Public, S. C.

State of South Carolina,

County of Orangeburg.

Personally appeared before me S. D. Moss and made oath that he saw the within named Realty Corporation by its duly authorized Secretary, J. L. Bozard and J. L. Bozard, Trustee for Realty Corporation sign, seal and, as its act and deed, deliver the within written deed for the uses and purposes herein mentioned, and that he with Ruby McC. Porter witnessed the execution thereof.

Sworn to before me this ___ day of November, 1937

S. D. Moss.

S. C. Fair (L. S.). Notary Public for S. C.

Recorded this the 12th day of January, 1938 at 9:43 A. M. #459 BY:E.G.