

TITLE TO REAL ESTATE - G.T. 208

4:023 PROTECTIVE - JARRARD CO. - GREENVILLE

STATE OF SOUTH CAROLINA, Greenville County. Whereas, on February 23, 1938, D. Minnie Brewer undertook to convey the within described lot to Tully P. Babb (Deeds Volume 202, page 136) but, through error, no words of limitation were used in the deed, and Whereas, in order to perfect the title, D. Minnie Brewer joins in the execution of this deed, NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That We, Tully P. Babb and D. Minnie Brewer

in the State aforesaid in consideration of the sum of Six Thousand and no/100 (\$6,000.00) Dollars,

to us ~~xxxx~~ in hand paid at and before the sealing of these presents by Henry F. Ross

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 Henry F. Ross

all that piece, parcel or lot of land in the City of Greenville ~~xxxxxx~~, Greenville County, State of South Carolina.

situate at the southeastern intersection of North Irvine and East Coffee Streets and having, according to a survey thereof made by R. E. Dalton, Engineer, October 26, 1939, the following courses and distances, to-wit:

Beginning at an iron pin at the southeastern intersection of North Irvine and East Coffee Streets and running thence along the south side of East Coffee Street, S. 68-33 E., 51.5 feet to a cement pier; thence S. 21-18 W., 111.6 feet to an iron pin in the line of what was intended for a ten ft. alleyway; thence N. 68-59 W., 51.5 feet to an iron pin in the line of North Irvine Street; thence along the eastern side of North Irvine Street N. 21-18 E., 112 feet to an iron pin, the point of beginning.

Also all our right, title, and interest in and to a ten ft. strip at the rear of said lot which was intended for an alleyway, entering North Irvine Street, but has never been opened.

This 10 ft. strip is described as follows:

Beginning at an iron pin on North Irvine Street, the southwestern corner of the above described lot; running thence with North Irvine Street, S. 21-18 W., 10 feet to an iron pin; thence S. 68-59 E. 51.5 feet to an iron pin; thence N. 21-18 E. 10 feet to the southeastern corner of the above lot; thence along the rear of same, N. 68-59 W., 51.5 feet to the point of beginning.

It is intended by this deed to convey all of the property originally conveyed to Tully P. Babb by D. P. Verner, Master, on January 5, 1903, recorded in the R. M. C. 's. office for Greenville County in Deeds, Volume EEE at page 294.

The above described land is the same conveyed to me by on the day of 19, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

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 Henry F. Ross, his

heirs and assigns, forever.

AND we do hereby bind ourselves, our heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Henry F. Ross, his

heirs and assigns, against us and our heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS our hand s and seal s, this 26th day of October in the year of our Lord one thousand nine hundred and thirty-nine.

~~xxxx of the Sovereign and Independent State of America~~

Signed, sealed and Delivered in the Presence of

Omega Langston

Tully P. Babb

(SEAL.)

J. LaRue Hinson

D. Minnie Brewer

(SEAL.)

S. C. Stamps Cancelled, \$ 12 and 00 Cents.

U. S. Stamps Cancelled, \$ 6 and 00 Cents.

STATE OF SOUTH CAROLINA,

Greenville County.

PERSONALLY appeared before me Omega Langston

and made oath that s he saw the within named Tully P. Babb and D. Minnie Brewer

sign, seal, and as their act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that s he

with J. LaRue Hinson witnessed the execution thereof.

SWORN to before me, this 26th

day of October A. D. 19 39

J. LaRue Hinson

Omega Langston

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

STATE OF SOUTH CAROLINA,

Greenville County.

RENUNCIATION OF DOWER.

I, J. LaRue Hinson, a Notary Public do hereby certify unto all whom it may

concern, that Mrs. Elizabeth F. Babb

the wife of the within named Tully P. Babb,

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 the within named Henry F. Ross, 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 26th

day of October Anno Domini 19 39

J. LaRue Hinson

Elizabeth F. Babb,

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

Recorded October 26th 1939, at 4:24 o'clock, P. M BY: E.G.