

## TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

KNOW ALL MEN BY THESE PRESENTS, That we, Ernestine L. Leatherwood, Louise L. Banks, Willie Mae Ludwick and Pearle B. Ludwick, in the State aforesaid, in consideration of the sum of Three Thousand Fifty (\$3,050.00) Dollars to us in hand paid at and before the sealing of these presents by J. E. Gosnell (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 J. E. Gosnell

"All those two certain pieces, parcels or lots of land, with the improvements thereon, or to be erected thereon, situate, lying and being on the western side of Keowee Avenue, near the City of Greenville, in Greenville Township, in the County of Greenville, in the State of South Carolina; being shown and delineated as Lots Nos. 45 and 46 on plat of "Cherokee Park" made by Brodie and Bedell, Engineers, July 1913, recorded in the R. M. C. Office for Greenville County in Plat Book "C" at page 96; beginning at an iron pin on the western side of Keowee Avenue, corner of the Johnson lot, and running thence with the line of said lot, N. 68-32 W. 172 feet 8 inches to an iron pin on a 15-foot alley; thence with the eastern side of said alley, N. 27-28 E. 120 feet to corner of the McKelvey lot; thence with the line of said lot, S. 68-32 E. 173 feet 4 inches to an iron pin on Keowee Avenue; thence with the Western side of Keowee Avenue, S. 28-09 W. 120 feet to the beginning corner; bounded on the north by Lot No. 44 now or formerly owned by C. S. McKelvey; on the east by Keowee Avenue; on the south by Lot No. 47 now or formerly owned by W. G. Johnson, and on the west by a 15-foot alley; said premises being that devised to Clara Rose Ludwick by J. T. Ludwick and conveyed to Clara Rose Ludwick by the other heirs of J. T. Ludwick, viz; Ernestine Ludwick Leatherwood, Louise Ludwick Banks, Willie Mae Ludwick, Pearl B. Ludwick and R. Edward Ludwick by deed dated September 14, 1934, recorded September 25, 1934, in the R.M.C. Office for Greenville County in Book of Deeds "177" at page 231, and inherited by us from our mother, Clara Rose Ludwick, the said R. Edward Ludwick having conveyed his interest in said premises to Ernestine L. Leatherwood and Louise L. Banks, which deed is of record in the R. M. C. Office for Greenville County."

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 J. E. Gosnell, his Heirs and Assigns forever.

And we do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said J. E. Gosnell, his Heirs and Assigns, against us and our Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness our hand and seal, this 14th day of October in the year of our Lord one thousand nine hundred and forty and in the one hundred and sixty fifth year of the Independence of the United States of America.

Signed, sealed and delivered  
in the presence of:

|                                           |                                 |
|-------------------------------------------|---------------------------------|
| Mary S. Bowen                             |                                 |
| W. E. Bowen                               | Ernestine L. Leatherwood (L.S.) |
| Witnesses as to Ernestine L. Leatherwood. |                                 |
| J. W. Brockwell                           | Louise L. Banks (L.S.)          |
| L. W. Ridlehoover                         |                                 |
| Witnesses as to Louise L. Banks.          | Willie Mae Ludwick (L.S.)       |
| Mary G. Jenkins                           |                                 |
| Frances Shinn                             | Pearle B. Ludwick (L.S.)        |
| Witnesses as to Willie Mae Ludwick        |                                 |
| W. J. Ausbon                              |                                 |
| J. M. Carstarphen, Jr.                    |                                 |
| Witnesses as to Pearle B. Ludwick.        |                                 |

The State of South Carolina,  
Greenville County.

Personally appeared before me Mary S. Bowen and made oath that she saw the within named Ernestine L. Leatherwood sign, seal and as her act and deed deliver the within written deed, and that she with W. E. Bowen witnessed the execution thereof.

Sworn to before me this 26 day of October, A. D. 1940.

W. E. Bowen (SEAL)  
Notary Public for South Carolina.

Mary S. Bowen.