

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Mrs. E. O. (Esma D.) Groce,

in the State aforesaid. One (\$1.00) Dollar and other valuable considerations

to me in hand paid, at and before the sealing of these presents by L. A. Groce

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 L. A. Groce:

All that lot, piece or parcel of land in the County of Greenville, State of South Carolina, known and designated as Lot Number 1859 of Plat Number 11 of the property of the Tryon Development Company, known as LAKE LANIER, made by George Kershaw, C. E., and duly recorded in the office of the Register of Mesne Conveyance for Greenville County in Plat Book Number G, with a frontage of 66 feet; a rear width of 92.5 feet, a depth on one side of 160 feet and a depth on the other side of 151.6 feet. This being the same property conveyed to the grantor herein by deed of Tryon Development Co., dated August 30th, 1926, and recorded in the office of R. M. C. for Greenville County in Deed Book 122, page 184, to which said deed and plat and the records thereof reference is hereby made for a more exact and perfect description.

This conveyance is made subject to the conditions and restrictions contained in the deed from Tryon Development Company, and the grantor herein makes no guarantee as to the road and water, light and sewerage connections, as contained in the deed from Tryon Development Company.

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 L. A. Groce, his heirs and assigns, forever.

AND I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said L. A. Groce, his heirs and assigns, against me and my heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 7th day of February in the year of our Lord one thousand nine hundred and forty-four and in the one hundred and sixty-eighth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Mrs. E. O. (Esma D.) Groce (L. S.) Thos. B. Butler (L. S.) Lucile R. Hanna (L. S.)

S. C. Stamps Cancelled, \$ No Stamps and Cents U. S. Stamps Cancelled, \$ and Cents For True Consideration See Affidavit Book 7 Page 34

STATE OF SOUTH CAROLINA, }
Spartanburg County.

PERSONALLY appeared before me Thos. B. Butler

and made oath that he saw the within named Mrs. E. O. (Esma D.) Groce

sign, seal, and as her act and deed, deliver the within written deed; and that he, with Lucile R. Hanna

SWORN to before me, this 7th day of February A. D. 1944 witnessed the execution thereof.

Lucile R. Hanna (L. S.) Thos. B. Butler Notary Public for South Carolina

STATE OF SOUTH CAROLINA, }
Greenville County.

NO DOWER - FEMALE GRANTOR RENUNCIATION OF DOWER

I, a Notary Public do hereby certify unto all whom it may concern, that Mrs. the wife of the within named did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named

heirs and assigns, all her interest and estate, and also 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 day of Anno Domini 1944 (L. S.) Notary Public for South Carolina

Recorded February 28th 1944 at 2:25 o'clock P. M. BY: N.S.

