

TITLE TO REAL ESTATE

48782 PROBENCH-J. LEARD CO.-GREENVILLE

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY.

KNOW ALL MEN BY THESE PRESENTS, That we, Hattie M. Finlay and James F. Finlay, Sr., in consideration of the sum of One Dollar (\$1.00) in hand paid, receipt of which is hereby acknowledged, and other valuable consideration, receipt of which is also acknowledged, have granted, bargained, sold, conveyed, released and given and by these presents do grant, bargain, sell, convey, release and forever give unto Edward Finlay, Sr., (all of our right, title, interest and estate, legal and equitable, in all that parcel and lot of land situated, lying and being in the City and County of Greenville and State of South Carolina, having the following lines, metes and bounds, to-wit:

(TRACT NO. 3): Begimning at a point in the east line of Main Street North 20° East - 81 feet 11 inches from the northeast corner of Main and North Streets, said point being the northwest corner of Tract No. 2, thence along the east line of Main Street North 20° East 38 feet 5 inches to a point in the center of a party wall at the northwest corner of the (formerly) E. J. Finlay property, thence along the center of said party wall South 70° East - 128 feet to a point at the northeast corner of said Finlay property, thence along the east property line south-westwardly 38 feet 5 inches to a point in the extension of the center line of a 17 inch party wall at the first floor at the northeast corner of Tract No. 2, thence along the extension and the center line of said 17 inch party wall, North 70° West 127 feet 7½ inches more or less to a point in the east line of Main Street at the point of beginning.

as shown by Tract No. 3 on photostatic copy of plat or map comprising Tracts No. 1, No. 2 and No. 3, attached hereto, Tract No. 3 being the property herein conveyed.

There is reserved to the grantors herein a right of easement over the entire alley-way or private driveway as shown on the photostatic copy of plat or map across the east end of said Tracts No. 1, No. 2 and No. 3.

Being all of our right, title, interest and estate, leagal and equitable, in and to the land above described, and being a part of the lot of land heretofore conveyed by Emily L. Burke, Olivia V. Clark and Minnie V. Durham to Elizabeth J. Finlay by deed dated the 16th day of January, 1890, and recorded in the R. M. C. Office for said County in Vol. WW, page 316.)

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto said Edward Finlay, Sr., his heirs and assigns forever. And we do hereby bind ourselves, our respective heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Edwards Finlay, Sr., his heirs and assigns, against us and our heirs and every person lawfully claiming, or to claim the same or any part thereof.

Witness our hands and seals this 1st day of January, in the Year of Our Lord One Thousand Nine Hundred Forty-three, and in the One Hundred Sixty-seventh year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered
in the presence of:

Dorothy Leach
Nan Crawford

Hattie M. Finlay (L. S.)

Witnesses as to Hattie M. Finlay

Signed, sealed and delivered
in the presence of:

F. M. Payne
William G. Brown

James F. Finlay, Sr. (L. S.)

Witnesses as to James F. Finlay, Sr.

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

Personally appeared before me, Dorothy Leach who being duly sworn deposes and says that she saw the within named Hattie M. Finlay sign, seal, and as her act and deed deliver the foregoing deed, and that he, with Nan Crawford, witnessed the due execution thereof.

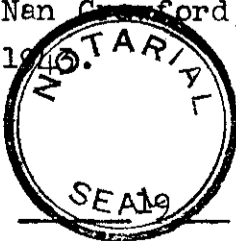
Sworn to before me this 5 day of Feb. 1940

A. C. Hammett (L. S.)

Dorothy Leach

Notary Public.

My commission expires on the ___ day of _____ at pleasure of the Governor of S. C.



STATE OF TENNESSEE
COUNTY OF HAMILTON.

Personally appeared before me, F. M. Payne, who being duly sworn deposes and

Plat recorded in R. M. C. Office in Plat Book N, page 189.