TITLE TO REAL ESTATE

Keys Printing Co., Greenville, S. C.

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, Margaret G. Luxemburger, P. Carl Luxemburger and John Jacob Luxemburger, in the State aforesaid in consideration of the sum of Thirty-Five Hundred & 00/100 ($3,500.00) DOLLARS, and assumption of mortgage to us paid by Matthias Ousley 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 Matthias Ousley

All our undivided interests, aggregating one-half, in and to the family residence property, No. 12 East Stone Avenue, Greenville, S. C., and more particularly described as follows:

Beginning at a stake on the south side of East Stone Avenue, 263.2 feet from Main Street, and running thence along the line of lot of H. M. Hester, S. 19-33 W. 167 feet to an iron pin on line of lot of W. E. McCain; thence along the line of the last mentioned lot, S. 69-38 E. 55.9 feet to an iron pin on corner of lot of W. O. Groce; thence along the line of the last mentioned lot, N. 19-31 E. 170 feet to an iron pin on East Stone Avenue, 111 feet from Rowley Street; thence along the line of East Stone Avenue, N. 72-30 W. 55.8 feet to the beginning corner; being the East half of the lot conveyed to Mittsy Groce by Mrs. Helena Croskeys by deed recorded in Deed Book 9, at page 479.

The above described property was conveyed to our mother, Sophie D. Ousley by Mittsy Groce by deed dated January 6, 1920, and recorded in Deed Book 66, page 56, R.M.C. Office for Greenville County, and she devised the same one-third to her husband, the grantee herein, and one-sixth to each of her children. See Apartment 457, File 14, Probate Office for Greenville County.

As part of the consideration for this conveyance the grantee assumes the payment of the $2,000.00 mortgage on the above described property, given by Sophie Ousley to Peoples National Bank, dated September 12, 1928, and recorded in Mortgage Book 202, page 178.

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE. RENUNCIATION OF DOWER.

I, Stephen Nettles, a Notary Public, do hereby certify that Mrs. Betty Luxemburger, the wife of the within named John Jacob Luxemburger, 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 Matthias Ousley, 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 19th day of September, 1944.

Stephen Nettles (L. S.) Mrs. Betty Luxemburger.
Notary Public for S. C.

Dower recorded October 2nd, 1944 at 1:02 P. M. #10374 BY: E.G.