

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Claude E. Duncan,

in the State aforesaid.

in consideration of the sum of Four Thousand and no/100

to me in hand paid, at and before the sealing of these presents by G. V. Hanna

Dollars

(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 G. V. Hanna, his heirs and assigns forever:-

All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina.

on the south side of W. Poinsett (formerly Emma) Street, and lying east from West Hubert (or Bradley) Street, and designated as Lot No. 1 on plat of the property of the W. P. Duncan Estate, recorded in Plat Book K, page 10, in the R. M. C. office for this County, together with all improvements thereon, and having the following courses and distances, to-wit:

Beginning at iron pin on the south side of said Poinsett (or Emma) Street, and also known as National Highway No. 29, at the northwest corner of the B. F. Reese lot, and runs thence along the Reese line, S 25-00 W 200 feet to iron pin, corner of lot #3 on said plat: thence with the #3 lot line, N. 58-00 W 74.4 feet to corner of lot #2 on line of #3; thence along the line of #2 lot, N 27-34 E 198.7 feet to iron pin on said National Highway or Poinsett (Emma) Street; thence with the said Highway or Street, on the south side of thereof, S 58-00 E 65.4 feet to the beginning corner: Bounded North by said Highway or Street; East by lot of B. F. Reese; South by lot #3, and West by lot #2 on said plat.

This is a part of the same lot of 1 acre conveyed to W. P. Duncan by A. F. Spruill, by deed recorded in volume 19, page 381; and one-fourth interest therein inherited by the grantor, and the other interests purchased by the grantor from the remaining heirs of W. P. Duncan.

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 G. V. Hanna, 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 G. V. Hanna, his heirs and assigns,

heirs and assigns, against myself 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 20th day of December in the year of our Lord one thousand nine hundred and forty-four and in the one hundred and sixty-ninth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Claud E. Duncan (L.S.)
Evelyn Gentry (L.S.)
L. E. Wood (L.S.)

S. C. Stamps Cancelled, \$ 8 and 00 cents.
U. S. Stamps Cancelled, \$ 4 and 40 cents.

THE STATE OF SOUTH CAROLINA, }
Greenville County.

PERSONALLY appeared before me Evelyn Gentry

and made oath that she saw the within named Claude E. Duncan

sign, seal, and as his act and deed, deliver the within written Deed; and that she, with L. E. Wood witnessed the execution thereof.

SWORN to before me, this 20th day of December A. D., 1944 }
L. E. Wood (L. S.) }
Notary Public for South Carolina

THE STATE OF SOUTH CAROLINA, }
Greenville County.

RENUNCIATION OF DOWER

I, L. E. Wood, a Notary Public S. C. do hereby certify unto all whom it may concern, that Mrs. Annie Mae Duncan

the wife of the within named Claude E. Duncan, 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 G. V. Hanna, his

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 20th day of December A. D., 1944 }
L. E. Wood (L. S.) }
Notary Public for South Carolina

Recorded January 5th 1945 at 1:31 o'clock, P. M.
BY: N.S.