

TITLE TO REAL ESTATE

12022 PREVIOUS EDITIONS - JARRARD CO. - GREENVILLE

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, James W. Bolt

in the State aforesaid.
in consideration of the sum of Ten Dollars and other valuable consideration

to me in hand paid, at and before the sealing of these presents by T. M. Bailey

(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 T. M. Bailey

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

on the south side of Haynie Street, in the City of Greenville, being shown as Lot No. 6 of Block "B" on plat of property of Chapin Springs Land Company made by R. E. Dalton, C. E., in May, 1917, recorded in the R. M. C. Office for Greenville County in plat Book "E" at page 41, and having, according to said plat the following metes and bounds:

Beginning at an iron pin on the south side of Haynie Street 214.5 feet west from Houston Street, at corner of Lot No. 7 and running thence with the line of said lot S. 7-46 E. 131.4 feet to an iron pin on Pearle Avenue; thence with the northern side of Pearle Avenue, N. 88-44 W. 50 feet to an iron pin, corner of Lot No. 5; thence with the line of said lot N. 7-40 E. 133.5 feet to an iron pin on Haynie Street; thence with the southern side of Haynie Street, S. 88-48 E. 50 feet to the beginning corner, and being one of the lots conveyed to the grantor herein by G. Dewey Oxner by his deed dated the 3rd day of December, 1943, and recorded in the R. M. C. Office for Greenville County in Deed Volume 258, at page 422.

The front of the house on the adjacent lot (lot No. 5 on above plat) extends several feet on the lot on Haynie Street herein conveyed. This conveyance is made subject to said encroachment and the general warranty hereinafter set out shall not cover the portion of the lot affected by such encroachment.

Grantee to pay taxes for the year 1945.

The above described land is a portion of the same conveyed to me by G. Dewey Oxner on the 3rd day of December 1943, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 258 Page 422.

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 T. M. Bailey, his

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 T. M. Bailey, 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 sixteenth day of July in the year of our Lord one thousand nine hundred and forty-five 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 James W. Bolt (L. S.)
W. M. Rast (L. S.)
Benj. A. Bolt (L. S.)

S. C. Stamps Cancelled, \$ 7 and 00 Cents. For True Consideration See Affidavit
U. S. Stamps Cancelled, \$ 3 and 85 Cents. Book 8 Page 191

THE STATE OF SOUTH CAROLINA, }
Greenville County.

PERSONALLY appeared before me Benj. A. Bolt

and made oath that he saw the within named James W. Bolt sign, seal, and as his act and deed, deliver the within written Deed; and that he, with W. M. Rast witnessed the execution thereof.

SWORN to before me, this 16th day of July A. D., 19 45 Benj. A. Bolt.
D. R. Cain (L. S.)
Notary Public for South Carolina

THE STATE OF SOUTH CAROLINA,
Greenville County.

RENUNCIATION OF DOWER.

I, D. R. Cain, a Notary Public for S.C. do hereby certify unto all whom it may concern, that Mrs. Hilda Grove Bolt the wife of the within named James W. Bolt 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 T. M. Bailey, 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 16th day of July A. D., 19 45 Hilda Grove Bolt.
D. R. Cain (L. S.)
Notary Public for South Carolina