

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Roxie Alexander

in the State aforesaid in consideration of the sum of Twenty-Three Hundred, Fourteen and 11/100 -- Dollars and subject to mortgage set out below

to me paid by H. C. Brown

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 H. C. Brown, his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and on the north side of Hampton Avenue, in the City of Greenville, being known and designated as Lot No. 1 on a plat prepared by W. D. Neves, Engr., in February, 1912, and being more particularly described by a more recent survey and plat made by R. E. Dalton, Engr., on May 12, 1944, as follows, to-wit:

BEGINNING at an iron pin on the north side of Hampton Avenue at a point 118 feet in a westerly direction from the northwest corner of the intersection of Lloyd Street and Hampton Avenue and running thence N. 48-30 E. 208 feet to an iron pin at a fence post; thence N. 41 W. 68 feet to an iron pin; thence S. 48-30 W. 41 feet to a stake; thence N. 41 W. 2 feet to an iron pin in the line of Lot No. 2; thence along the line of that lot, S. 48-30 W. 167.6 feet to the joint corner of Lots Nos. 1 and 2 on the north side of Hampton Avenue; thence along the line of said Hampton Avenue, S. 41-30 E. 70 feet to the beginning corner.

The above lot is shown on the City Block Book at Page No. 22, Block 1, Lot No. 20, and the grantee is to pay taxes for the year 1945.

The property herein conveyed is subject to the lien of a certain note and mortgage executed by the grantor to the Shenandoah Life Ins. Co. in the original sum of \$2500.00 recorded in the R.M.C. Office for Greenville County in Vol. 326, page 263 on which there is a balance due of \$2335.89.

The above described land is identically the same conveyed to me by Blanche Thomason on the 18th day of May 1944, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 264 Page 1.

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 H. C. Brown, his heirs and assigns, forever.

AND I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said H. C. Brown, his heirs and assigns,

against me and my heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this Thirteenth day of July in the year of our Lord one thousand nine hundred and forty-five

Signed, sealed and Delivered in the Presence of Roxie Alexander (SEAL), Virginia Fisher (SEAL), Jno. R. Cheatham (SEAL)

S. C. Stamps Cancelled, \$ 5 and 00 Cents. U. S. Stamps Cancelled, \$ 2 and 75 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PROBATE

PERSONALLY appeared before me Virginia Fisher

and made oath that she saw the within named Roxie Alexander sign, seal, and as her act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that he with Jno. R. Cheatham witnessed the execution thereof.

SWORN to before me, this Thirteenth day of July 1945 Jno. R. Cheatham (L. S.) Notary Public, S. C. Virginia Fisher

STATE OF SOUTH CAROLINA Greenville County.

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 any 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 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 day of Anno Domini, 19 (L. S.) Notary Public, S. C.