

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Fred Wood

in the State aforesaid

in consideration of the sum of Thirty-one Hundred Three and 96/100 (\$3,103.96) Dollars and assumption of mortgage set out below to me paid by Arthur M. Ellis

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 Arthur M. Ellis, and his

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

being shown and designated as Lots Nos. 2 and 3 of Block B on Plat of Judson Mills Village No. 2, made by Dalton & Neves, Engs. March 1939, and recorded in Plat Book K at Pages 1 and 2, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Gordon Street, at joint front corner of Lots Nos. 3 and 4 of Block B, said pin being 100 feet east from the Southeast corner of the intersection of Gordon Street and Florida Avenue, and running thence with the line of Lot No. 4, S. 9-00 E. 150 feet to an iron pin on the North side of an alley; thence with the Northern side of said alley, N. 71-13 E. 100 feet to an iron pin; thence N. 9-11 W. 69 feet to an iron pin; thence N. 8-47 W. 81 feet to an iron pin on the South side of Gordon Street; thence with the South side of Gordon Street, S. 71-13 W. 100 feet to the beginning corner.

Grantee to pay 1946 taxes.

As a part of the consideration of this deed, the grantee assumes and agrees to pay a balance of \$2,846.04 due on a mortgage executed by Delmas H. & Marian S. Overstreet to Fidelity Federal Savings & Loan Association dated March 24, 1945, recorded in Book of Mortgages 333 at Page 102.

The above described land is identically the same conveyed to me by Delmas H. Overstreet and Marian S. Overstreet on the 23rd day of January 1946, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 285 Page 429

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 Arthur M. Ellis and 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 Arthur M. Ellis, and his

heirs and assigns,

against myself 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 19th day of June in the year of our Lord one thousand nine hundred and forty six

Signed, Sealed and Delivered in the Presence of

Kathryn L. Brown

Ben C. Thornton

Fred Wood

(SEAL)

(SEAL)

(SEAL)

S. C. Stamps Cancelled, \$ 7 and 00 Cents.

U. S. Stamps Cancelled, \$ 3 and 85 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PERSONALLY appeared before me, Kathryn L. Brown, PROBATE

and made oath that s/he saw the within named Fred Wood sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that s/he

with Ben C. Thornton witnessed the execution thereof.

SWORN to before me, this 19th

day of June 1946

Ben C. Thornton (L. S.)

Notary Public, S. C.

Kathryn L. Brown

STATE OF SOUTH CAROLINA, Greenville County.

RENUNCIATION OF DOWER

I, C. F. Putman, a Notary Public, do hereby certify unto all whom it may

concern, that Mrs. Velma Wood

the wife of the within named Fred Wood

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 Arthur M. Ellis, and 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 June Anno Domini, 1946

C. F. Putman (L. S.)

Notary Public, S. C.

Velma Wood

Recorded June 20th 1946 at 8:29 o'clock

By EB