

TITLE TO REAL ESTATE

12002 PROYANCE-JARRARD CO.-GREENVILLE

THE STATE OF SOUTH CAROLINA, }  
County of Greenville.

I, C. T. Stephens

KNOW ALL MEN BY THESE PRESENTS, That

in the State aforesaid

in consideration of the sum of Eight Thousand Five Hundred (\$8,500.00) Dollars

to me in hand paid, at and before the sealing of these presents by J. R. Gaines

(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 J. R. Gaines

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

known as Lot No. 3 on plat of property of W. O. Groce, compiled by Dalton & Neves, Engineers, March 1929, and having the following courses and distances according to said plat:

BEGINNING at a point in the center of Laurens Road, the southeast corner of said tract running thence N. 13-32 E. 804 feet to iron pin corner of W. M. Burnett; thence with Burnett's line N. 50-30 W. 265 feet; thence N. 24-30 W. 50 feet to iron pin, corner of tract No. 2 on said plat; thence with line of tract No. 2, S. 11-30 W. 947.2 feet to center of Laurens Road; thence with center of said road S. 69 E. 250 feet to the beginning corner, containing 5.29 acres more or less.

The above description includes a strip 15 feet wide on the East side of said tract more fully described in the deed by W. O. Groce to W. M. Burnett dated March 28, 1929, recorded in Book 150, page 328, said 15 foot strip being used as a road.

The foregoing is the same property deeded to me by Mrs. Oressa Wilburn Gentry, July 18, 1939, Deed recorded in Deed Book 218, at page 348.

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 J. R. Gaines, 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 J. R. Gaines, 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 25th day of June in the year of our Lord one thousand nine hundred and forty six and in the one hundred and sevnetieth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Lydia Tigert C. T. Stephens (L. S.)  
I. L. Tigert (L. S.)

S. C. Stamps Cancelled, \$ 17 and 00 Cents.  
U. S. Stamps Cancelled, \$ 9 and 35 Cents.

THE STATE OF SOUTH CAROLINA, }  
Greenville County.

PERSONALLY appeared before me Lydia Tigert

and made oath that she saw the within named C. T. Stephens

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

SWORN to before me, this 25th day of June A. D., 1946  
I. L. Tigert (L. S.)  
Notary Public for South Carolina Lydia Tigert

THE STATE OF SOUTH CAROLINA,  
Greenville County.

RENUNCIATION OF DOWER.

I, I. L. Tigert, Notary Public for S.C. do hereby certify unto all whom it may concern, that Mrs. Viola Stephens

the wife of the within named C. T. Stephens 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 J. R. Gaines, 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 25th day of June A. D., 1946  
I. L. Tigert (L. S.)  
Notary Public for South Carolina Mrs. Viola Stephens

Recorded June 25th 46 at 10:10 o'clock, A M By EB