

TITLE TO REAL ESTATE

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Roy Phillips

in the State aforesaid.
in consideration of the sum of Seven Hundred and no/100 Dollars
to me in hand paid, at and before the sealing of these presents by my son, Teddy Phillips

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

described as follows:

COMMENCING at an iron pin on the east right-of-way of U.S. Highway, No. 29; corner of property conveyed to Eva Good by Lyman Davis; thence with line of said property S. 77-45 E. 106 1/2 feet to an iron pin; thence with line of Eva Good S. 0-45 W. 100 feet to an iron pin corner of tract of Roy Phillips; thence along said Phillips line N. 77-45 W. 106 1/2 feet to an iron pin on east right-of-way of U. S. Highway No. 29; thence along east right-of-way of said Highway N. 0-45 E. 100 feet to the beginning, containing 2.40 acres, more or less. The above is in accordance with survey made September, 1940 by R. E. Dalton.

The above described land is the same conveyed to me by Minnie H. Cooper
on the 19 day of April 19 45, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 274 Page 326

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 Teddy Phillips, his heirs and assigns, forever.
AND I do hereby bind myself, my heirs, executors and administrators to warrant and defend all and singular the said premises unto the said Teddy Phillips, 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 twenty-fourth day of March in the year of our Lord one thousand nine hundred and forty-seven and in the one hundred and seventieth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Roy Phillips (L. S.)
Bertha M. Green (L. S.)
Helyn C. Asbury (L. S.)

S. C. Stamps Cancelled, \$ 2 and 00 Cents.
U. S. Stamps Cancelled, \$ 1 and 10 Cents.

THE STATE OF SOUTH CAROLINA, }
Greenville County.

PERSONALLY appeared before me Bertha M. Green
and made oath that s/he saw the within named Roy Phillips
sign, seal, and as his act and deed, deliver the within written Deed; and that s/he, with Helyn C. Asbury

witnessed the execution thereof.

SWORN to before me, this 26th day of March A. D., 19 47
Helyn C. Asbury (L. S.)
Notary Public for South Carolina

Bertha M. Green

THE STATE OF SOUTH CAROLINA,
Greenville County.

RENUNCIATION OF DOWER.

I, Helyn C. Asbury, a Notary Public for S.C. do hereby certify unto all whom it may concern, that Mrs. Lou Vanna Phillips the wife of the within named Roy Phillips 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 Teddy Phillips, 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 26th day of March A. D., 19 47
Helyn C. Asbury (L. S.)
Notary Public for South Carolina

Lou Vanna Phillips.

Recorded March 26th 19 47, at 11:00 o'clock, A. M

By. R.I.Hy.