

JUL 15 2 45 PM 1949

VOL 386 PAGE 445

TITLE TO REAL ESTATE—Prepared by RAINEY, FANT & MORRAH, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FARNSWORTH R.M.C.



Know All Men by These Presents:

That ROY WATERS in the State aforesaid, in consideration of the sum of Eighty-five Hundred & no/100 - - - (\$8,500.00) - - - DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 John W. Clemens, his heirs and assigns, forever:

All that piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the South side of Potomac Avenue, in that area recently annexed to the City of Greenville, in Greenville County, S. C., being shown as Lot #229 on plat of Pleasant Valley, Section 1, made by Dalton & Neves, Engineers, April 1946, revised May 1946, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book P, page 93, and having according to said plat and a recent survey made by R. W. Dalton, Surveyor, July 1949, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Potomac Avenue, at joint front corner of Lots 229 and 230, and running thence along the line of Lot 230 S. 0-08 E. 160 feet to iron pin; thence S. 89-52 W. 60 feet to iron pin; thence along the line of Lot 228 N. 0-08 W. 160 feet to iron pin on the South side of Potomac Avenue; thence along the South side of Potomac Avenue N. 89-52 E. 60 feet to the beginning corner.

Being one of the lots conveyed to the Grantor by The Robert I. Woodside Company, by deed November 18, 1948, recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 375, page 433.

Grantee to pay 1949 taxes.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee(s)'s Heirs and Assigns against the grantor(s) and the grantor(s)'s Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)'s hand and seal this 12th day of July in the year of our Lord One Thousand Nine Hundred and Forty-nine.

Signed, Sealed and Delivered in the Presence of

Roy Waters (Seal)

Madah M. Bray (Seal)

Wayne McCreary (Seal)



State of South Carolina, Greenville County

Personally appeared before me

and made oath that she saw the within named grantor(s) Roy Waters sign, seal and as his act and deed deliver the within written deed, and that she, with Wayne McCreary witnessed the execution thereof.

Sworn to before me this 12th day of July, A. D. 19 49 Wayne McCreary Notary Public for South Carolina

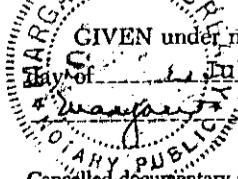
Madah M. Bray (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Eloise G. Waters wife of the within named Roy Waters 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 John W. Clemens, 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 12th day of July, A. D. 19 49 Wayne McCreary Notary Public for South Carolina

Eloise G. Waters

Cancelled documentary stamps attached: S. C. \$ 45 P. 16607 Recorded this 15th day of July 19 49, at 2: M., No. 222-6-8