

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

STATE OF SOUTH CAROLINA, GREENVILLE CO. S. C.

GREENVILLE COUNTY SEP 9 12 41 PM 1949

Know All Men by These Presents:

That Haskell H. Martin in consideration of the sum of One (\$1.00) Dollar love and affection for my son in the State aforesaid, 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 Haskell H. Martin, Jr., his heirs and assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the West side of Penn Street (formerly known as Smith Street), in that area recently annexed to the City of Greenville, in Greenville County, State of South Carolina, being shown as a part of Lots 108 and 109 on Plat of property of D. T. Smith Estate, made by Dalton & Neves, Engineers, May 1935, recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book "H", page 279, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Penn Street, said pin being 170 feet in a Northerly direction from the Northwest corner of the intersection of East Tallulah Drive and Penn Street, and running thence with the West side of Penn Street N. 25-20 W. 4.2 feet to an iron pin at corner of lot heretofore conveyed by Grantor to Haskell H. Martin, Jr.; thence along line of lot of Haskell H. Martin, Jr. S. 64-40 W. 133 1/3 feet to iron pin; thence S. 25-20 E. 4.2 feet to iron pin; thence N. 64-40 E. 133 1/3 feet to iron pin on the West side of Penn Street, the beginning corner.

This is a portion of that property conveyed to me by deed of T. P. Smith, dated September 27, 1946, recorded in R. M. C. Office for Greenville County, S. C. in Deed Book 305, Page 42.

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 8th day of September in the year of our Lord One Thousand Nine Hundred and

Signed, Sealed and Delivered in the Presence of Madah M. Bray, Patrick C. Fant, Haskell H. Martin (Seal)

State of South Carolina, Greenville County Personally appeared before me Madah M. Bray and made oath that she saw the within named grantor(s) Haskell H. Martin written deed, and that she, with Patrick C. Fant sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 8th day of September A. D. 1949 Patrick C. Fant Notary Public for South Carolina

Madah M. Bray (Seal)

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, Patrick C. Fant Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Carobel C. Martin wife of the within named Haskell H. Martin 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 Haskell H. Martin, Jr., 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 8th day of September A. D. 1949 Patrick C. Fant Notary Public for South Carolina

Carobel C. Martin (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 9th day of September 1949 at 12:41 P.M. #21271 205-1-20