

TITLE TO REAL ESTATE-Prepared by RAINEY, FANT & MORGAN, Attorneys
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY JUL 3 4 44 PM 1950



OLLIE FARNSWORTH Know All Men by These Presents:

That J. W. Scharpf, Jr. R.M.C. in the State aforesaid,
in consideration of the sum of Five Hundred and 00/100 and assumption of mortgages DOLLARS,
set forth below,
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 Roy Estep, 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 East side of Paris View Drive (formerly West Fairview Avenue) in that area recently annexed to the City of Greenville, in Greenville County, S. C., being shown as Lot 38 on Plat of Druid Hills made by Dalton and Neves, Engineers, January 1947, recorded in Plat Book P, at page 113, in the R. M. C. Office for Greenville County, S. C. and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Paris View Drive at joint front corner of Lots 38 and 39 and running thence with the line of Lot 39 N. 71-21 E. 148.6 feet to an iron pin; thence S. 43-11 E. 51.2 feet to an iron pin; thence with the line of Lot 37 S. 70-21 W. 168.6 feet to an iron pin on the East side of Paris View Drive; thence with the East side of Paris View Drive N. 18-39 W. 50 feet to the beginning corner.

This property is conveyed subject to the restrictions applicable to Druid Hills which are of record in the R.M.C. Office for Greenville County, S.C. in Deed Book 309, page 15.

The Grantee herein assumes and agrees to pay the balance of those two mortgages covering this property, 1. Mortgage given by Shives-Hughes Realty Co. to City Savings Bank for \$6600.00, dated December 4, 1948, recorded in Mortgage Book 407, page 418 and 2. Mortgage given by J. W. Scharpf, Jr. to City Savings Bank in the original amount of \$1,000.00, dated December 13, 1948, recorded in Mortgage Book 408, page 325, R.M.C. Office for Greenville County, S. C.

Grantee to pay 1950 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 1st day of July in the year of our Lord One Thousand Nine Hundred and Fifty

Signed, Sealed and Delivered in the Presence of
Margaret McCreary
Patrick C. Fant

JWS Scharpf Jr (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, }
Greenville County

Personally appeared before me Margaret McCreary

and made oath that she saw the within named grantor(s) J. W. Scharpf, Jr. sign, seal and as his act and deed deliver the within written deed, and that she, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 1st day of July, A. D. 19 50
Patrick C. Fant (Seal)
Notary Public for South Carolina

Margaret McCreary

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. Elaine Smith Scharpf wife of the within named J. W. Scharpf, Jr. 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 Roy Estep, 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 1st day of July, A. D. 19 50
Patrick C. Fant (Seal)
Notary Public for South Carolina

Elaine Smith Scharpf

Cancelled documentary stamps attached: S. C. \$..... U. S. \$.....
Recorded this 3rd day of July 19 50 at 4:44 P. M., No. 16076

176-3-86