

STATE OF SOUTH CAROLINA,
County of GREENVILLE

LILL FARNSWORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS That I, MIRIAM W. PICKELL,

in the State aforesaid,

in consideration of the sum of **One Dollar (\$1.00) and Love and Affection,**

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 **WALTER L. PICKELL, JR.:**

All my one-half undivided interest in and to all that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, and being more particularly described as follows:

BEGINNING at a stake on the Northeastern corner of Rutherford Street and Croft Street, and running thence with the Northern side of Croft Street S. 85-39 E. 150 feet to a stake; thence N. 1-41 E. 69' 4" to a stake; thence in a line parallel with Croft Street N. 85-39 W. 150 feet to a stake on Rutherford Street; thence with Rutherford Street S. 1-41 W. 69' 4" to the beginning corner, as shown on a plat recorded in the R.M.C. Office for Greenville County in Plat Book A at page 341, and being the Western 150 feet of a tract conveyed to Beulah H. Seawell by E.E. Stone and L.H. Cory, dated February 9, 1920, as recorded in the R.M.C. Office for Greenville County in Deed Book 53 at page 294, save and excepting a deed of right-of-way granted the City of Greenville to the following segment of this property, exception being described as:

Beginning at the Northern edge of West Croft Street and running thence North along Rutherford Street 70.2 feet to the common corner between property of grantor and Ridgeway; thence East along Seawell and Ridgeway property line 6.8 feet to a point; thence South along Seawell property 69.3 feet to a point on West Croft Street; thence West along West Croft Street 7.0 feet to the point of beginning on Rutherford Street.

This is the identical property conveyed to Miriam W. Pickell and Walter L. Pickell, Jr. by deed dated February 3, 1951, and recorded in the R.M.C. Office in Deed Book 428 at page 279.

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, 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 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 31st day of May in the year of our Lord One Thousand Nine Hundred and Fifty-six.

Signed, Sealed and Delivered in the Presence of

Martha Ellen Leathers
Fred D. Cox, Jr.

Miriam W. Pickell (Seal)

_____ (Seal)

_____ (Seal)

STATE OF SOUTH CAROLINA,
County of GREENVILLE

Personally appeared before me Martha Ellen Leathers and made oath that she saw the within named grantor(s) sign, seal and as her act and deed deliver the within written deed, and that she, with Fred D. Cox, Jr. witnessed the execution thereof.

Sworn to before me this 31st day of May A. D. 1956.
Fred D. Cox, Jr. (Seal)
Notary Public for South Carolina

Martha Ellen Leathers

STATE OF SOUTH CAROLINA,
County of _____

RENUNCIATION OF DOWER - NOT NECESSARY
GRANTOR WOMAN

do hereby certify unto all whom it may concern, that Mrs. _____ wife of the within named _____ did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the grantee(s), _____ 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 _____ day of _____ A. D. 19_____

Notary Public for South Carolina (Seal)