

APR 15 2 29 PM '74

CONNIE S. TAYLOR

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY

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Know All Men by these Presents:

That I, Julia Grace Smith in the State aforesaid,  
in consideration of the sum of \$5.00, love and affection 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 Ruth V. Duncan, her heirs and assigns,

All that certain lot of land in the State of South Carolina, County of Greenville, in the Town of Simpsonville, containing 1/4 acre, more or less, and being described as follows:

BEGINNING at a stake at the corner of Curtis and Maple Streets, and running thence along Maple Street N. 24 1/4 W. 105 feet to a stake; thence S. 64 W. 105 feet to a stake; thence S. 24 1/2 E. 105 feet to a stake on Curtis Street; thence along Curtis Street N. 64 E. 105 feet to the beginning corner.

Said premises being the same conveyed to Walter A. Smith by Hovey Smith by deed recorded in Deed Book 70 at Page 237; Walter A. Smith died April 4, 1923 leaving as his sole heirs at law, his widow, Alice Montiel Smith, and one daughter, Julia Grace Smith; Alice Montiel Smith died intestate October 1960, leaving as her sole heir at law, Julia Grace Smith, the grantor herein, who is now the owner of said property in fee simple.

899-308-4-6

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 her 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 7th day of October in the year of our Lord One Thousand Nine Hundred and Sixty-Three.

Signed, Sealed and Delivered in the Presence of

*Ruby M. Eskew*  
*J. L. Love*

*Julia Grace Smith* (Seal)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Seal)  
(Seal)  
(Seal)

STATE OF SOUTH CAROLINA,  
Greenville County

Personally appeared before me Ruby M. Eskew

and made oath that she saw the within named grantor(s) Julia Grace Smith sign, seal and as her act and deed deliver the within written deed, and that she, with J. L. Love witnessed the execution thereof.

Sworn to before me this 7th day of October, A. D., 1963  
*J. L. Love* (Seal)  
Notary Public for South Carolina

*Ruby M. Eskew*

STATE OF SOUTH CAROLINA,  
Greenville County

RENUNCIATION OF DOWER

I, Notary Public, 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 any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto 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 \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_  
\_\_\_\_\_  
(Seal)  
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
Recorded this \_\_\_\_\_ day of APR 15 1974 at \_\_\_\_\_ M., No. 25772

RECORD

4328 RV-2