

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, H. H. Kerns and Zona Kerns

in the State aforesaid
in consideration of the sum of Four Hundred Twenty-five (\$425.00)

to US in hand paid, at and before the sealing of these presents by R. W. Griffin, Dollars

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 R. W. Griffin

All that certain lot located near the Laurens Road just outside the City of Greenville and on the south side of Grace Street in the subdivision of the E. G. Glen property and being designated as Lot #44 as shown on a plat recorded in Plat Book F at Page 148 and having the following metes and bounds:

BEGINNING at an iron pin on the south side of Grace Street at the corner of Lot #43 and thence running along the joint line S 28-22 E 150 feet to an iron pin; thence S 61-38 W 55 feet to an iron pin at the rear corner of Lot 45; thence along the joint line N 28- 22 W 150 feet to an iron pin on Grace Street; thence along the south side of Grace Street N 61-38 E 55 feet to the beginning corner and being the same lot conveyed to the grantors by E. P. Kerns on October 9, 1942 by deed recorded in Vol. 248 at Page 59.

The above described land is the same conveyed to me by on the day of 19, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

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 premises before mentioned unto the said R. W. Griffin, his heirs and assigns, forever.

AND we do hereby bind ourselves, our heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said R. W. Griffin, his

heirs and assigns, against ourselves and our heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof. WITNESS our hand and seal, this 7th day of December in the year of our Lord one thousand nine hundred and forty-five and in the one hundred and sixty-ninth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of H. H. Kerns (L. S.)
Zona Kerns (L. S.)
Jno. M. Waddill
M. J. Wells (L. S.)

S. C. Stamps Cancelled, \$ 1 and 00 Cents
U. S. Stamps Cancelled, \$ and 55 Cents

STATE OF SOUTH CAROLINA,
Greenville County.

PERSONALLY appeared before me J. M. Waddill

and made oath that he saw the within named H. H. Kerns and Zona Kerns their sign, seal, and as J. M. Wells act and deed; deliver the within written deed; and that he, with J. M. Wells witnessed the execution thereof.

SWORN to before me, this 7th day of December A. D. 1945 Jno. M. Waddill (L. S.)
Notary Public for South Carolina

STATE OF SOUTH CAROLINA,
Greenville County.

RENUNCIATION OF DOWER

I, Jno. M. Waddill, a Notary Public S. C. do hereby certify unto all whom it may concern, that Mrs. Zona Kerns the wife of the within named H. H. Kerns

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 within named R. W. Griffin, his

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 7th day of December Anno Domini 1945 Jno. M. Waddill (L. S.)
Notary Public for South Carolina Zona Kerns

Recorded December 7th 1945, at 12:08 o'clock, P. M. BY: N.S.