

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

AUG 31 10 54 AM 1950

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY

OLLIE FARNSWORTH
R. M. C.

Know All Men by These Presents:

That I, Frances S. Smith (Mrs. John F. Smith), in the State aforesaid,
in consideration of the sum of Sixteen Hundred and No/100(\$1600.00)-----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 Edith C. Phelps, her 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 East side of a 30-foot road at River Falls, in Cleveland Township, in Greenville County, S. C., being shown as Lot 48 on Subdivision of D. B. Tripp's land, at River Falls, made by W. A. Hester, Surveyor, April 21, 1926, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "G", at page 89, said lot fronting 70 feet along the East side of said 30-foot road, and running back to a depth of 200 feet on the North side, a depth of 200 feet on the South side, and being 70 feet across the rear.

This is the same property conveyed to the Grantor by deed of Lula G. Quinn, dated May 22, 1945, which deed is recorded in the R. M. C. Office for Greenville County in Deed Book 276, at page 151.

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 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 28th day of August in the year of our Lord One Thousand Nine Hundred and Fifty.

Signed, Sealed and Delivered in the Presence of

Carol W. Thomas
Patrick C. Fant

Frances S. Smith (Seal)
(Mrs. John F. Smith) (Seal)

(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Carol W. Thomas

and made oath that she saw the within named grantor(s) Frances S. Smith (Mrs. John F. Smith) sign, seal and as her act and deed deliver the within written deed, and that she, with Patrick C. Fant witnessed the execution thereof.

Sworn to before me this 28th day of August, A. D. 19 50
Patrick C. Fant (Seal)
Notary Public for South Carolina

Carol W. Thomas

State of South Carolina,
Greenville County

GRANTOR WOMAN
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 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 _____ (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____

Recorded this 31st day of August 19 50, at 10:54 A. M., No. 21205