

JUN 12 2 44 PM 1968

BOOK 846 PAGE 291

TITLE TO REAL ESTATE - Prepared by Julius B. Aiken, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARMSWORTH  
WHEREAS, M. Lovic W. James, late of the County and State aforesaid, departed this life intestate in 1961, leaving as his sole heir and distributee his only child, the grantor herein, and whereas, said grantor is sui juris, and all the debts of said estate have been duly paid and settled, now, therefore,

KNOW ALL MEN BY THESE PRESENTS, that I, John W. James, of the County and State aforesaid, in consideration of Two Thousand Two Hundred Fifty (\$2,250.00) = - - - - - Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

Charles J. Spillane, his heirs and assigns forever, the following described property, to-wit:



All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the North side of Eleventh Street in Section No. 5 of Judson Mills Village, being known and designated as Lot No. 68 as shown on a plat of Section No. 5 of Judson Mills Village, made by Dalton & Neves, Engineers, in February, 1940, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book "K", at pages 33 and 34 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Eleventh Street, 72 feet West of the northwest corner of the intersection of Eleventh Street and Neubert Avenue, joint front corner of Lots 67 and 68; and running thence with the line of Lot No. 67, N. 1-55 W., 90 feet to an iron pin, joint rear corner of lots Nos. 49, 50, 67 and 68; thence with the rear line of Lot No. 49 S. 88-05 W., 70 feet to an iron pin, joint rear corner of lots Nos. 68 and 69; thence with the line of Lot No. 69, S. 1-55 E. 90 feet to an iron pin on the north side of Eleventh Street; thence with the North side of Eleventh Street, N. 88-05 E. 70 feet to the beginning corner.

This property is subject to rights-of-way, easements, and restrictions as set forth in deed of Judson Mills to John W. James, dated April 1, 1940, recorded in the R.M.C. Office for Greenville County in Deed Book 221, page 23.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)'s hand(s) and seal(s) this 10th day of June, 1968.

SIGNED, sealed and delivered in the presence of:

*John W James* (SEAL)  
*Alice Lamm* (SEAL)  
*Julius B. Aiken* (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)' act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 10th day of June, 1968.

*Julius B. Aiken* (SEAL) *Alice Lamm*  
Notary Public for South Carolina  
My Commission expires: 1-1-70.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER - GRANTOR DIVORCED.

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

(SEAL)

Notary Public for South Carolina.

RECORDED this 12 day of June, 1968 at 2:44 P. M., No 32092

82.75

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