

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,

County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That Simmons Realty Company,

a corporation chartered under the laws of the State of South Carolina, and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Five thousand DOLLARS.

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

Mrs. Annie B. Cannon, her heirs and assigns forever:

All that piece parcel or lot of land situate, lying and being in the City and County of Greenville and being a portion of Boyce's addition to Greenville and having the following metes and bounds according to a plat thereof now recorded in the office of Register means Conveyance for County of Greenville State of South Carolina, to-wit:

Beginning at an iron pin southwest corner of North and Toy streets, thence S. 150 E. along Toy Street 185 feet to an iron pin on a 15 foot alley; thence S. 76-45 W. along said alley 50 feet to an iron pin corner lot No. 3-1-2; thence N. 15-0 W. along the line of said lot 185 feet to an iron pin on North street; thence N. 76-45 E. along North street 50 feet to the beginning corner, known as Lot #3, block #7, revised plat Oct. 18th, 1907.

The above described lot being the same conveyed to the Simmons Realty Co. by Daisy Todd Wilson by deed dated 15th day of August, 1933, which deed is recorded in the R. M. C. Office of Greenville County in Vol. 171, at page 100.

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 grantee hereinafter named, and Mrs. Annie B. Cannon and her heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee hereinafter named, and her heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers R. L. Simmons, Pres. and Treas. and S. M. Vaughan, Sec. on this the 14th day of August, in the year of our Lord one thousand nine hundred and thirty five, and in the one hundred and sixty year of the Sovereignty and Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Martha Eppes and H. C. McKnight

By Simmons Realty Co.
and R. L. Simmons, Pres.
and S. M. Vaughan, Sec.

S. C. Stamps Cancelled, \$ 10 and 00 Cents.
U. S. Stamps Cancelled, \$ 5 and 00 Cents.

STATE OF SOUTH CAROLINA,

County of Greenville

Personally appeared before me Martha Eppes, and made oath that she saw the within named Simmons Realty Co.,

by its duly authorized officers, R. L. Simmons and S. M. Vaughan sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that she with H. C. McKnight witnessed the execution thereof.

SWORN to before me, this 14th day of August, A. D. 1935
H. C. McKnight (SEAL)
Notary Public for South Carolina.

Martha Eppes.

Recorded August 21st, 1935 at 4:35 o'clock P. M.