

TITLE TO REAL ESTATE

Keys Printing Co. Greenville, S. C.

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, W. O. Groce, of Greenville

in the State aforesaid
in consideration of the sum of One Thousand and no/100 Dollars

to me paid by Martha G. Shives

in the State aforesaid, 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 Martha G. Shives, all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

and in the City of Greenville, having a frontage of Forty-two feet on the Western line of Queen Street as shown on a map or plat of property of Mrs. A. Louise Heyward as made by Dalton & Neves in December 1943, reference to which plat is hereby made, said lot of land being described by metes and bounds as follows, to-wit:

Beginning at a stake at the Southwestern intersection of Queen Street and Queen Alley as shown on said plat, and running thence along the Southern line of Queen Alley North 59-30 West One Hundred Fifty-one and 7/10 feet to the lot sold by W. O. Groce to the First Presbyterian Church; thence along the line of the Church lot South 27-51 West Ninety-five feet, more or less, to a stake in line of lot now or formerly owned by J. G. Scott, et al; thence with Scott's line South 60-27 East Forty-nine feet, more or less, to a stake in line of property of Emma Langston; thence North 29-16 East Fifty feet to a stake; thence South 58-52 East One Hundred feet to a stake on the Western line of Queen Street; thence along said line of Queen Street North 29-20 East Forty-two feet to the place of beginning.

The above described property is the Eastern portion of one of the lots of land heretofore conveyed by Edward C. Taylor, et al, to W. O. Groce by deed recorded in Book 262 at page 79 in R. M. C. Office for said County and State, the remainder of said lot having been conveyed by W. O. Groce to First Presbyterian Church by deed recorded in Book 268 at page 158.

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 Martha G. Shives and her

heirs and assigns, forever. AND I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Martha G. Shives and her

against myself and my heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 6th day of February in the year of our Lord one thousand nine hundred and forty-five.

Signed, sealed and Delivered in the Presence of W. O. Groce. (SEAL)
Hazle G. Gorman (SEAL)
Eula M. Batson (SEAL)

S. C. Stamps Cancelled, \$ 2 and 00 Cents.
U. S. Stamps Cancelled, \$ 1 and 10 Cents.

STATE OF SOUTH CAROLINA, }
Greenville County.

PROBATE
PERSONALLY appeared before me Hazle G. Gorman

and made oath that she saw the within named W. O. Groce sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she witnessed the execution thereof.

SWORN to before me, this 7th day of February 19 45 }
W. E. Wickliffe (L. S.) }
Notary Public, S. C. } Hazle G. Gorman

STATE OF SOUTH CAROLINA }
Greenville County.

RENUNCIATION OF DOWER.

I, W. E. Wickliffe, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Mittsy B. Groce the wife of the within named W. O. Groce,

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, fear or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named Martha G. Shives and her

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 7th day of February Anno Domini, 19 45 }
W. E. Wickliffe (L. S.) }
Notary Public, S. C. } Mittsy B. Groce.

Recorded February 8th 19 45, at 3:42 o'clock P. M. BY: E.G.