

TITLE TO REAL ESTATE

32062 PROVENCE-JARRARD CO.-GREENVILLE

THE STATE OF SOUTH CAROLINA, }

County of Greenville. }

KNOW ALL MEN BY THESE PRESENTS, That J. D. Guess

in the State aforesaid

in consideration of the sum of Four hundred dollars (\$400.00)

to me in hand paid, at and before the sealing of these presents by C. W. & Elizabeth C. Phillips

(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 C. W. & Elizabeth C. Phillips

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

Known and designated as lot No. 63 in Block "D" of the subdivision known as Augusta Court, as shown on plat of record in the R. M. C. office for Greenville County, South Carolina, in the Plat Book "F", page 124, and having according to said plat, the following metes and bounds, to wit:

Beginning at an iron pin on the northeast side of Augusta Court, joint corner of Lots Nos. 62 and 63, and running thence with the joint line of said lots N. 50-42 E. 164.5 feet to an iron pin in line of Lot No. 60; thence S. 39-18 E. 60 feet to an iron pin, joint corner of Lots Nos. 63 and 64; thence with the joint line of said lots S. 50-42 W. 163.8 feet to an iron pin on Augusta Court; thence with said Augusta Court N. 40-18 W. 60 feet to the point of beginning.

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 C. W. and Elizabeth C. Phillips, thier heirs

AND I do hereby bind myself and my heirs and assigns, forever.

warrant and forever defend all and singular the said premises unto the said _____ heirs, executors and administrators to

C. W. and Elizabeth C. Phillips thier heirs and assigns, against me and my heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this twenty seventh day of July in the year of our Lord one thousand nine hundred and forty five and in the one hundred and seventieth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of J. D. Guess (L. S.)

Willie Mae West (L. S.)

Eston Lee Rodgers (L. S.)

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

U. S. Stamps Cancelled, \$ _____ and 55 Cents.

THE STATE OF SOUTH CAROLINA, }

Greenville County. }

PERSONALLY appeared before me Willie Mae West

and made oath that she saw the within named J. D. Guess

sign, seal, and as his act and deed, deliver the within written Deed; and that she, with _____

Eston Lee Rodgers witnessed the execution thereof.

SWORN to before me, this 27th day of July A. D., 19 45

Eston Lee Rodgers (L. S.) Willie Mae West

Notary Public for South Carolina

THE STATE OF SOUTH CAROLINA,

Greenville County.

RENUNCIATION OF DOWER.

I, Eston Lee Rodgers, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Mary S. Guess

the wife of the within named J. D. Guess

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 the within named C. W. and Elizabeth C. Phillips thier

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 27th day of July A. D., 19 45 Mary S. Guess

Eston Lee Rodgers (L. S.)

Notary Public for South Carolina

Recorded Aug. 2nd 19 45 at 9:38 o'clock, A. M.

By E.B.