

State of South Carolina,

County of Fulton

Know All Men By These Presents, That We Emily McDuffie of Atlanta, State of Georgia,

the sole heir at law and distributee of my mother Anna Waddell, deceased, and W. H. Avery of Greenville County in the State aforesaid,

in consideration of the sum of US One Hundred and Sixty-five Dollars, to us in hand paid at and before the sealing of those presents by

Joseph Avery of the County of Greenville, and State of South Carolina

(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 Joseph Avery, and his heirs and assigns forever, and our right title, and interest in and to all

that certain, piece, parcel or tract of land, situate lying and being in the county of Greenville and State of South Carolina, and being known as track No. 4 in the division of the lands of the estate of Luke Avery, deceased, and containing eleven (11) acres more or less and having the following metes and bounds, to-wit: Beginning on a stone 3 x 6 on the Ware land thence N. 72 1/2 E 23.40 chains to a stone 3 X N.M. thence S 9 E 4.50 chains to a stone 3 X N. M. ; thence S 72 3/4 W 25.40 chains to a stone 3 X on Ware land; thence N. 15 E 5.10 chains to the beginning. Bounded by the Ware lands and tracts Nos. 3, 5, and 6 of the Avery land; and is the same tract that was conveyed to Anna Waddell, deceased, by Matilda Williams and others by deed bearing date Jan. 24, 1892, and recorded in the R. M. C. office for said County and State in Book W. W. at Page 846. ✓

W. H. Avery is the sole heir at law of Joseph Avery, deceased, who had an interest in the above described tract of land, and who had never signed the deed above referred to of Matilda Williams and others to Anna Waddell, deceased.

TOGETHER will all and singular the Rights, Members, Heraditaments 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 said

Joseph Avery and his Heirs and Assigns forever

And We do hereby bind ourselves, our Heirs, Executors and Administrators to warrant and forever defend all and singular, the said premises unto the said

Joseph Avery and his

Heirs and Assigns, against us and our Heirs, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness our hand and seal this 4th day of October A. D. 1905 in the year of our Lord one thousand, nine hundred and five (1905) and in the one hundred and thirtieth (30th,) year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

W. H. Reeves,

Emily McDuffie [L.S.]

Rosa Gibson as to Emily McDuffie,

W. H. Avery [L.S.]

Jennie M. Lowry as to W. H. Avery,

[L.S.]

Oscar Hodges,

The State of South Carolina,

County of Fulton

PERSONALLY appeared before me W. H. Reeves and made oath that he saw the within named Emily McDuffie sign, seal and as her act and deed, deliver the

within written deed and that she, with Rosa Gibson witnessed the execution thereof.

Sworn to before me this 4th day of October A. D. 1905.



W. H. Reeves Notary Public for Fulton County, Georgia.

The State of South Carolina,

Renunciation of Dower.

County of Greenville

I, Oscar Hodges, A Notary Public, for S. C. do hereby certify unto all whom it may concern, that Mrs. Nancy Holley the wife of the deceased W. B. Holley, who had an interest in the premises 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 Joseph Avery and his 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 17th day of October A. D. 1905;

Nancy Hollie

Oscar Hodges,

Notary Public for S. C.

Recorded for December 18, 1906, 190

For Probate and Court file also in the Deed Book "ppp" Page 16.