

TITLE TO REAL ESTATE

Keys-Printing-Co., Greenville, S. C.

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, William B. Ducker,

in the State aforesaid.
in consideration of the sum of \$1100.00 and assumption of mortgage set out below, Dollars

to me paid by Sherman A. Staton

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 Sherman A. Staton,
all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

on the southern side of Orlando Avenue, near the City of Greenville, being shown as Lot No. 74, on plat of Leawood Extension, made by C. C. Jones, C. E., September 1, 1941, recorded in Plat Book M at page 35, and described as follows:

Beginning at a stake on the southern side of Orlando Avenue, corner of Lot No. 73, and running thence with line of said lot S. 33-54 W. 150 feet to stake; thence S. 56-06 E. 50 feet to stake, corner of Lot No. 75; thence with line of said lot N. 33-54 E. 150 feet to stake on Orlando Avenue; thence with the southern side of Orlando Avenue N. 56-06 W. 50 feet to the beginning corner.

As a part of the consideration for this conveyance, the grantee assumes and agrees to pay the mortgage executed by William B. Ducker to Fidelity Federal Savings and Loan Association in the sum of \$2100.00, dated May 29, 1945, recorded in Book of Mtgs. 334, at page 285.

The grantee is to pay 1945 taxes.

The above described land is the same conveyed to me by Walter W. Goldsmith
on the 31st day of May, 1945, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 254 Page 45.

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

Sherman A. Staton, and his

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 Sherman A. Staton, and his

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

WITNESS my hand and seal, this 31st day of May in the year of our Lord one thousand nine hundred and forty-five.

Signed, sealed and Delivered in the Presence of William B. Ducker (SEAL)
Ruby M. Eskew (SEAL)
J. L. Love (SEAL)

S. C. Stamps Cancelled, \$ 3 and 00 Cents.
U. S. Stamps Cancelled, \$ 1 and 65 Cents.

STATE OF SOUTH CAROLINA, }
Greenville County.

PROBATE
PERSONALLY appeared before me Ruby M. Eskew

and made oath that she saw the within named William B. Ducker
sign, seal, and as her act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she
with J. L. Love witnessed the execution thereof.

SWORN to before me, this 31st
day of May, 1945
J. L. Love (L. S.)
Notary Public, S. C.

Ruby M. Eskew

STATE OF SOUTH CAROLINA }
Greenville County.

RENUNCIATION OF DOWER.

I, J. L. Love, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Irene B. Ducker
the wife of the within named William B. Ducker
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 Sherman A. Staton, 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 31st
day of May, Anno Domini, 1945
J. L. Love (L. S.)
Notary Public, S. C. Irene B. Ducker

Recorded May 31st, 1945, at 4:30 o'clock P. M. BY: E.G.