

## TITLE TO REAL ESTATE

THE STATE OF SOUTH CAROLINA )  
 COUNTY OF SPARTANBURG ) COURT OF COMMON PLEAS

TO ALL TO WHOM THESE PRESENTS SHALL COME:

I, LeROY MOORE, Master in and for the County aforesaid, SEND GREETINGS:

WHEREAS,

J. E. GROCE, ET AL, Individually and as Executors of the Estate of A. B. Groce, deceased;-----  
 PLAINTIFFS, on or about the 6th day of April in the year of our Lord nineteen hundred and Forty  
 exhibited their complaint in the Court of Common Pleas, for the County aforesaid, against  
 J. E. GROCE, JR., ET AL: -----DEFENDANTS, demanding judgment in relation to the  
 premises hereinafter mentioned and described; and the cause being at issue, come on to be heard  
 on the 10th day of April, 1945 - and such proceedings were had therein as resulted in a decree  
 of the said Court, whereby it was adjudged and decreed that the said premises hereinafter men-  
 tioned and described be conveyed by LeRoy Moore Master in and for the County aforesaid on the terms  
 and for the purposes mentioned in the said decree as by reference hereto on file in said Court,  
 will appear; unto ESMA D. GROCE for the sum of THREE AND 00/100 Dollars and terms of aforesaid  
 decree.

NOW, THEREFORE, Know all Men by these Presents that I, LeRoy Moore Master in and for the  
 County of Spartanburg aforesaid, in consideration of the sum of Three and 00/100 Dollars and terms  
 of aforesaid order Dollars, to me paid by the said ESMA D. GROCE the receipt whereof is hereby  
 acknowledged, HAVE GRANTED, bargained sold and release, and by these Presents, DO GRANT, bargain,  
 sell and release unto the said Esma D. Groce for and during the term of her natural life a one-  
 half undivided interest in and to the following described property (the remaining one-half undiv-  
 ided interest having been conveyed to her in fee simple by deed of even date herewith) with re-  
 mainder to the following persons:

J. E. Groce	1/10 undivided interest in remainder
L. A. Groce	1/10 undivided interest in remainder
J. C. Groce	1/10 undivided interest in remainder
Ella G. Hammond	1/10 undivided interest in remainder
Homer W. Groce	1/40 undivided interest in remainder
Nolan Groce	1/40 undivided interest in remainder
Ruth G. Verner	1/40 undivided interest in remainder
Carolyn Groce Gresham	1/40 undivided interest in remainder

That certain tract or parcel of land near Duncan, State and County aforesaid, containing 9.56  
 acres, known and designated as Lot A on Plat No. 4 of property of A. B. Groce Estate as recorded  
 in the R.M.C. Office for Spartanburg County in Plat Book No. 18 at page 445.

That certain lot or parcel of land at Lyman, State and County aforesaid, containing 10.75 acres,  
 known and designated as Lot D on Plat No. 7 of property of A. B. Groce Estate as recorded in the  
 R. M. C. Office for Spartanburg County in Plat Book 18 at pages 451 to 456, inclusive.

Those certain lots or parcels of land in the Town of Duncan, State and County aforesaid, known  
 and designated as Lots A, B and C on Plat No. 9 of property of A. B. Groce Estate as recorded in  
 R. M. C. Office for Spartanburg County in Plat Book 18 at pages 459 and 460.

That certain lot or parcel of land one-half mile West of Wellford, State and County aforesaid,  
 containing 27.50 acres and known and designated as Lot A on Plat No. 15 of property of A. B.  
 Groce Estate as recorded in the R.M.C. Office for Spartanburg County in Plat Book 18 at page 467.

That certain tract or parcel of land located about 5 miles West of Gramling, County and State  
 aforesaid, containing 74.81 acres and known and designated as Lot C on Plat No. 18 of property of  
 A. B. Groce Estate as recorded in the office of R.M.C. for Spartanburg County in Plat Book 18  
 at pages 743 and 474.

That certain lot or parcel of land near the City of Greenville, South Carolina, containing 3.25  
 acres and known and designated as Lot B on Plat No. 24 of property of A. B. Groce Estate, said  
 plat being recorded in the R. M. C. Office for Spartanburg County in Plat Book 18 at page 482.

Those two certain tracts or parcels of land at Lyman, State and County aforesaid, known and de-  
 signated as Lots E and H and containing 1.90 acres and 1.22 acres, respectively, as shown on Plat  
 No. 26 of the property of A. B. Groce Estate, said plat being recorded in the R. M. C. Office  
 for Spartanburg County in Plat Book 18 at pages 485 to 487, inclusive.

Those two certain lots or parcels of land at Lyman, State and County aforesaid, known and de-  
 signated as Lots E and K on Plat No. 27 of property of A. B. Groce Estate, said plat being re-  
 corded in office of R. M. C. for Spartanburg County in Plat Book 18 at pages 489 to 491, in-  
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