



FILED GREENVILLE CO. S.C.

JUL 12 11 22 AM 1958

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That We, H. B. DRAKE and HERBERT B. DRAKE, JR.,

in the State aforesaid, DOLLARS,

in consideration of the sum of THREE THOUSAND AND NO/100 (\$3,000.00)

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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

JOHN F. RUTH, His Heirs and Assigns Forever:

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, at the corner of McDaniel Avenue and Carroll Street, and being the major portion of Lot 19, as shown on plat recorded in the R. M. C. Office, Greenville County, South Carolina, in Plat Book T, page 21, and a small portion of Lot 20, as shown on plat recorded in said R. M. C. Office, in Plat Book LL, at page 163, and having the following metes and bounds, to-wit:

BEGINNING at the southeast corner of the junction of McDaniel Avenue and Carrol Street (now McDaniel Court); thence along Carrol Street, S. 74-45 E. 180 feet to corner of Lot 18; thence S. 15-15 W. 81 feet to new corner in rear line of Lot 19; thence N. 77-17 W. 114.0 along line of property of Seline D. Ruth; thence continuing along her line, N. 77-17 W. 57.0 feet to an iron pin in line of Lot 20 on McDaniel Avenue; thence along McDaniel Avenue, N. 9-25 E. 2.0 feet to an iron pin, front corner of lots 19 and 20; thence continuing along McDaniel Avenue, N. 9-25 E. 89.2 feet to point of beginning.

Being all of the property conveyed to Herbert B. Drake by deed recorded in Book 572, page 417, and the small segment of Lot 20 conveyed to H. B. Drake by deed recorded in Deed Book 568, page 499, said R. M. C. Office. It was intended to convey all of the above property to Herbert B. Drake, Jr. by the first mentioned deed, but since some question has arisen as to whether the small portion of Lot 20, known as Segment A, was so conveyed by H. B. Drake, the latter now joins in the execution of this instrument to convey such interest as he may have in said Segment A to the Grantee herein. (Subject to restrictions of record in said RMC Office.)

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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hands and seals this 11th day of July in the year of our Lord One Thousand Nine Hundred and Fifty-Eight.

Signed, Sealed and Delivered in the Presence of

[Signatures of P. Bradley Morrah, Jr. and Ione Baker]

[Signatures and seals of H. B. Drake and Herbert B. Drake, Jr.]



State of South Carolina, Greenville County

Personally appeared before me Ione Baker

and made oath that s he saw the within named grantor(s) H. B. Drake and Herbert B. Drake, Jr., sign, seal and as their act and deed deliver the within written deed, and that s he, with P. Bradley Morrah, Jr. witnessed the execution thereof.

Sworn to before me this 11th day of July, A. D. 1958. [Signature of Notary Public]

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, P. Bradley Morrah, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sadie C. Drake and Mrs. Margaret Drake wives of the within named H. B. Drake and Herbert B. Drake, Jr., respectively, each 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 John F. Ruth, 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 11th day of July, A. D. 1958. [Signature of Notary Public]

[Signatures of Sadie C. Drake and Margaret Drake]

Recorded this 12th day of July 1958, at 11:22 AM, No. 1411

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