

5M-9-57
TITLE OF REAL ESTATE - Form 137 1/4 - W. A. Seybt & Co., Office Supplies, Gre

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

FILED
GREENVILLE CO. S. C.



Jul 8th 1959 Known All Men by These Presents:

That C. E. Pruitt and Kate Pruitt in consideration of the sum of Three Thousand and No/100 -- in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

Ralph R. Garrett:

All that certain piece, parcel or tract of land, lying and being in Austin Township, Greenville County, State of South Carolina, adjoining property of T. E. Baldwin, Wade Cox and other lands of Grantor, and having according to a survey and plat made by W. J. Riddle, Surveyor on Dec. 8, 1943, revised on Feb. 15, 1956, the following metes and bounds, to-wit:

BEGINNING at an iron pin on Baldwin line, and running thence along Baldwin line S. 32-00 E. 2.123 to an iron pin; thence by a new line N. 70-32 W. 11.35 to an iron pin; thence by new line N. 33-36 E. 1.60 to an iron pin; thence N. 87-44 E. 5.848 to iron pin on Cox line; thence along Cox line, S. 39 E. 4.536 to the beginning corner and containing 3.13 acres more or less.

It is also agreed that purchaser shall have the right of ingress and egress over and on a 20 ft. strip more fully described as follows: Beginning at an iron pin at corner of Grantord Property and Baldwin and Griffin lands, and running along Baldwin Line N. 32 W. 8.977 to point described above; thence N. 70-32 W. 20 ft.; thence S. 32 E. to a road leading to main dwelling; thence up said road, 20 feet to the beginning corner.

The above described property is a portion of the same property conveyed to grantor by Gertrude P. Lawson by deed recorded in Vol. # ___ at page ___ in the Greenville County R. M. C. 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) hand and seal this 8th day of July in the year of our Lord One Thousand Nine Hundred and Fifty Nine

Signed, Sealed and Delivered in the Presence of

Ann W. Hughes
D. L. Bramlett, Jr.

C. E. Pruitt (Seal)
Kate Pruitt (Seal)
(Seal)
(Seal)

State of South Carolina
COUNTY OF Greenville

Personally appeared before me Ann W. Hughes



and made oath that she saw the within named grantor(s) C. E. Pruitt and Kate Pruitt sign, seal and as their act and deed deliver the within written deed, and that she, with D. L. Bramlett, Jr. witnessed the execution thereof.

Sworn to before me this 8th day of July, A. D., 19 59
D. L. Bramlett, Jr. (Seal)
Notary Public for South Carolina

Ann W. Hughes

State of South Carolina
COUNTY OF Greenville

RENUNCIATION OF DOWER
I, D. L. Bramlett, Jr., A Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Kate Pruitt wife of the within named C. E. Pruitt 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 Ralph Garrett, 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 8th day of July, A. D., 19 59
D. L. Bramlett, Jr. (Seal)
Notary Public for South Carolina

Kate Pruitt

Cancelled documentary stamps attached: S. C. \$ _____; U. S. \$ _____ 1:07 P. M.
Recorded this 8th day of July 19 59, at / M., No. 1203

116.1-1-13