

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, G.H. Schaefer

in the State aforesaid, in consideration of the sum of Ten and other valuable considerations Dollars, to me in hand paid at and before the sealing of these presents by Charles Garraux

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

Charles Garraux: All that piece, parcel or lot of land, being and situate in the County of Greenville, State of South Carolina, in the First Ward of the City of Greenville, on the South side of Elford Street, and being known as Lot 3 as represented on plat of the estate of John H. O'Neal, which plat is recorded in R.M.C. Office for Greenville County in Plat Book E, page 47, the lot being more particularly described as follows: Beginning at an iron pin on the south side of Elford Street 186 Feet West from the intersection of Elford and Main Streets and running thence along Elford Street N. 62-33 W. 38.2 feet to an iron pin Hoke's corner; thence along line of Hoke's property S. 27-11 W. 100 feet, more or less, to stake; thence S. 60-51 E. 41.2 feet to stake corner of lot 2; thence with line of lot 2, N. 25-28 E. 100.8 feet to the beginning corner on Elford Street.

However, the alleyway herein conveyed and represented on said plat having a frontage of 9 feet on Elford Street and a width of 12 feet in the rear and running over the Western part of lot 3 is subject to an easement for the use and benefit of lot 4 on said plat for the purpose of ingress and egress.

This being the same lot of land conveyed to E.S. Player and G.H. Schaefer by B.O. Thomason by deed dated February 4, 1920, recorded in the R.M.C. Office for Greenville County in Vol. 55, page 244, the interest of the said E.S. Player having been conveyed to me by deed dated September 3, 1923, recorded in Vol. 105, page 40.

The above described land is the same conveyed to me by on the day of 1922, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

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 Charles Garraux, his heirs, executors and administrators to the said Charles Garraux, his heirs and assigns, forever.

AND I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Charles Garraux, his heirs and assigns, against myself, my heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 14th day of January in the year of our Lord one thousand nine hundred and twenty-five and in the one hundred and forty-ninth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

R. S. Aiton, G. H. Schaefer (SEAL), L. A. James (SEAL)

Revenue Stamps Cancelled, \$ 6 and 00 cents S.C. " " 6 00

STATE OF SOUTH CAROLINA, Greenville County.

PERSONALLY appeared before me, R. S. Aiton

and made oath that he saw the within named G. H. Schaefer his sign, seal, and as his act and deed, deliver the within written Deed; and that he, with L. A. James witnessed the execution thereof.

SWORN to before me, this 14th day of January A. D. 1925 R. S. Aiton Notary Public for S. C.

STATE OF SOUTH CAROLINA, Greenville County.

RENUNCIATION OF DOWER.

I, L. A. James, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Marie Schaefer the wife of the within named G. H. Schaefer 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 Charles Garraux, 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 14th day of January Anno Domini 1925 L. A. James (L. S.) Notary Public for S. C.

Recorded January 15th 1925

END OF Doc

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, T. R. Allen

in the State aforesaid, in consideration of the sum of Ten and other valuable considerations Dollars, to me in hand paid at and before the sealing of these presents by Charles Garraux

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

Charles Garraux, All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina and City and County of Greenville, in Ward #1 of said City, on the South side of Elford Street, and being known as Lot #2 of the Estate of Jno. H. O'Neal, according to a plat made by R. E. Dalton, Engr. June, 1917, and having the following notes and bounds:

Beginning at a point on Elford Street, 148 feet from the corner of Elford and Main Streets and running thence along Elford Street N. 62-33 W. 38 feet to corner of lot No. 3; thence with line of lot No. 3; S. 25-28 W. 100.8 feet to stake; thence S. 60-51 E. 18.5 feet to an iron pin at the northwest corner of property of W. D. Browning; thence with Browning line S. 62-33 E. 18.5 feet to an iron pin; thence N. 26-02 E. 101.9 feet to the beginning corner. Being the same lot of land conveyed to me by W. C. Bryson by deed dated March 4, 1919, recorded in R.M.C. Office for Greenville County in Vol. 45, page 193.

The above described land is the same conveyed to me by on the day of 1922, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

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 Charles Garraux, his heirs, executors and administrators to the said Charles Garraux, his heirs and assigns, forever.

AND I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said Charles Garraux, his heirs and assigns, against myself, my heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 14th day of January in the year of our Lord one thousand nine hundred and twenty-five and in the one hundred and forty-ninth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

C. R. Babb, T. R. Allen (SEAL), L. A. James (SEAL)

Revenue Stamps Cancelled, \$ 6 and 50 cents S.C. " " 6 50

STATE OF SOUTH CAROLINA, Greenville County.

PERSONALLY appeared before me, C. R. Babb

and made oath that he saw the within named T. R. Allen his sign, seal, and as his act and deed, deliver the within written Deed; and that he, with L. A. James witnessed the execution thereof.

SWORN to before me, this 14th day of January A. D. 1925 C. R. Babb Notary Public for S. C.

STATE OF SOUTH CAROLINA, Greenville County.

RENUNCIATION OF DOWER.

I, L. A. James, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Binnie P. Allen the wife of the within named T. R. Allen 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 Charles Garraux, 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 14th day of January Anno Domini 1925 L. A. James (L. S.) Notary Public for S. C.

Recorded January 15th 1925 Mrs. Binnie P. Allen

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