

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That **I, H. K. Townes, as Trustee, for Carolina Loan and Trust Company and Julia D. Charles, Attorney,**

in consideration of the sum of **thirty five hundred no/100**

paid by **Emma P. Baker,**

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 **Emma P. Baker,**

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

in Ward One of the City of Greenville, on the west side of Horwood Place between West Washington Street and Hampton Avenue, and having the following notes and bounds: Beginning at a stake on the West side of Horwood Place at the corner of lot now or formerly belonging to Charles, and thence running N. 65 1/2 W. 75 feet with the Charles line to the line of the Riley property; thence S. 23 1/2 W. 35 feet with the Riley line to a stake; thence S. 65 1/2 E. 75 feet to a stake on Horwood Place; thence along Horwood Place N. 23 1/2 E. 35 feet to the beginning corner; and being the same lot conveyed to R. E. Johnson by John A. Russell April 30, 1927, by deed recorded in R. M. C. O. for Greenville County in Vol. 113, page 208.

Reserving, however, unto the grantor, his successors in the trust and assigns, the right of ingress and egress over a strip ten feet in width on the south side of said lot leading from Horwood Place to the lot directly in the rear of the lot above described, which was conveyed to R. E. Johnson by Mrs. L. A. Arnold and others by deed dated Nov. 30, 1927, recorded in deed book 142, page 167, said right of ingress and egress being for the benefit of said lot last mentioned.

Taxes for the year 1933 are to be prorated.

For value received I, Julia D. Charles, Attorney, the owner and holder of the mortgage of R. E. Johnson, to me for \$500 dated Jan. 26, 1931, recorded in Book 221, Page 292, R. M. C. O. for Greenville County, S. C. do hereby release, relinquish and forever discharge the within described lot of land from the lien of my said mortgage. Witness my hand and seal this 2nd day of May, 1933.

In the presence of: **Julia D. Charles, Attorney (SEAL)**
Lula H. Hillhouse,
Elizabeth E. Beaty.

State of South Carolina,
County of Greenville.

Personally appeared **Lula H. Hillhouse**, who on oath says that she saw **Julia D. Charles, Attorney**, sign, seal and as her act and deed deliver the foregoing release, and that she with **Elizabeth E. Beaty**, witnessed the execution thereof.

Sworn to before me this **Lula H. Hillhouse,**
2nd day of May, 1933.

Elizabeth E. Beaty (SEAL)
Notary public for S. C.

Release recorded May 3, 1933, at 10:26 A. M.

The above described land is **part of** the same conveyed to me by **Kingley H. Pearse as Trustee for R. E. Johnson**, on the **20th** day of **July**, 192**3**, deed **to be** recorded in office of Register of Mesne Conveyance for Greenville County, in Book **X**, Page **X**. 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 **Emma P. Baker, her** heirs and assigns forever.

AND **I** do hereby bind **myself as trustee, my successors in the trust,** ~~XXXXXX~~ and administrators to warrant and forever defend all and singular the said premises unto the said **Emma P. Baker, her**

heirs and assigns, against **myself as trustee and my successors in the trust** ~~XXX~~ and every other

person whomsoever lawfully claiming, or to claim, the same, or any part thereof.

WITNESS my hand and seal, this **2nd** day of **May** in the year of our Lord one thousand nine hundred and **thirty three** and in the one hundred and fifty year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Mary Seyle, **H. K. Townes,** (SEAL)
W. R. Hale, **As Trustee for Carolina Loan and Trust** (SEAL)
Company and Julia D. Charles, Attorney (SEAL)
(SEAL)

S. C. Revenue Stamps Cancelled, \$ **7** and **00** Cents.
U. S. Revenue Stamps Cancelled, \$ **3** and **50** Cents.

STATE OF SOUTH CAROLINA, }
Greenville County. } PERSONALLY appeared before me **W. R. Hale,**
and made oath that he saw the within named **H. K. Townes, as Trustee for Carolina and Trust Company and Julia D. Charles, Attorney,**

sign, seal, and as **his** act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that **he**, with **Mary Seyle,** witnessed the execution thereof.

SWORN to before me, this **2nd** day of **May** A. D. 192**3**.
Mary Seyle (L. S.)
Notary Public for S. C.

STATE OF SOUTH CAROLINA, } **no Dower.** RENUNCIATION OF DOWER.
Greenville County. }

I, _____, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. _____ the wife of the within named _____ 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 _____

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 _____ day of _____ Anno Domini 192**3**.
(L. S.)
Notary Public for S. C.

Recorded **May 3rd** 192**3** at **10:26** o'clock **A. M.**

END OF DEED