

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That We, George P. Manes, A. K. Manes and Pete Manes (the said Pete Manes being unmarried), of Greenville,

in the State aforesaid, in consideration of the sum of One DOLLARS,

to me, in hand paid at and before the sealing of these presents by the grantee herein after named

(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

J. L. Thomas, and his heirs and assigns, all that certain lot, piece of parcel of land situate, lying and being in the State of South Carolina, in the City of Greenville known as designated as lot No. thirteen (13) in block "E" of what is known as the Chapin Springs Land Company property, according to a plat thereof recorded in the office of the Register of Meane Conveyances for said County and State in Plat Book "E" at page 41, and having, according to said plat, the following metes and bounds, to wit:

Beginning at the northwest corner of Heusten Street and Reese Avenue and running thence with Heusten Street N. 2° E. sixty five (65) feet to an iron pin on the corner of lot No. twelve (12); thence with line of said lot S. 88° W. one hundred, twenty five and two tenths (125.2) feet to an iron pin on line of lot No. fourteen (14); thence with line of said lot S. 2° E. sixty four and nine tenths (64.9) feet to an iron pin on Reese Avenue thence with Reese Avenue N. 88° E. one hundred and twenty (120) feet to the beginning corner.

This property is conveyed subject to the lien of a mortgage given by the said J. L. Thomas to J. S. Marshall, dated April 6, 1923, and recorded in said office in mortgage Book 127, at page 92; said mortgage being excepted from the operation of the covenant of general warranty hereinafter contained.

And we do hereby acknowledge full payment and satisfaction of the mortgage executed by the said J. L. Thomas to J. Wilbur Hicks, John E. Johnston and D. R. Cain, as attorneys for Manes & Manes, dated May 13, 1926, and recorded in said office in Mortgage Book 177, at page 16. Said mortgage was taken for our benefit and we are the beneficial owners and holders thereof. We have not assigned or transferred said mortgage or the note secured thereby to anyone, and we hereby authorize the said Hicks, Johnston and Cain to satisfy said mortgage for record as our attorneys.

We hereby represent that we have not given any mortgage or other incumbrance on said premises; that no mechanic's lien has been filed against said property, and that no judgment has been taken against us.

It is clearly understood and agreed that we shall not be held liable for any unpaid taxes or assessments on said property, or for any lien placed thereon by others, or any other claim against the property.

State of South Carolina, Greenville County, Renunciation of Dower.

I, C. L. Gullick, Notary Public for S. C. do hereby certify unto all whom it may concern that Mrs. Bessie Manes, the wife of the within named George P. Manes, 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 J. L. Thomas, and 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 21st day of February A. D. 1930.

C. L. Gullick (L.S.) Notary Public for South Carolina.

Mrs. Bessie Manes.

Dower recorded this the 25th day of February 1930 at 10:50 A. M.

FOR PROBATE TO THIS DEED, SEE BOOK 214 AT PAGE 111

The above described land is the same conveyed to me by J. L. Thomas on the November 8, 1929 day of 1929, deed recorded in office of Register of Meane Conveyances for Greenville County, in Book 145, Page 289 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 said grantee his heirs and assigns, forever.

AND we ourselves and our heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said grantee and his heirs and assigns, against ourselves and our heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS our hands and seal, this twentieth day of February in the year of our Lord one thousand nine hundred and thirty and in the one hundred fifty fourth

year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Jannie Power Crocker as to A. K. Manes, H. C. McKnight Manes, G. P. Manes (L.S.), A. K. Manes (L.S.), Pete Manes X-his mark (L.S.), George P. Manes (L.S.), H. C. Hammond as George P. Manes and Pete Manes, R. L. Waldrop Manes. (L.S.)

U. S. Stamps Cancelled, \$ and Cents B. C. Stamps Cancelled, \$ 2 and 00 Cents

STATE OF SOUTH CAROLINA, County of Greenville, PERSONALLY appeared before me Jannie Power Crocker

and made oath that she saw the within named A. K. Manes

sign, seal, and as his act and deed, deliver the within written Deed; and that she, with H. C. McKnight witnessed the execution thereof.

SWORN to before me, this twentieth day of February A. D. 1930 H. C. McKnight (L.S.) Jannie Power Crocker Notary Public for S. C.

STATE OF SOUTH CAROLINA, County of Greenville, RENUNCIATION OF DOWER I, H. C. McKnight, a Notary Public do hereby certify

unto all whom it may concern, that Mrs. Eugenia A. Manes wife of the within named A. K. Manes 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 J. L. Thomas 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 twentieth day of February A. D. 1930 H. C. McKnight (L.S.) Eugenia A. Manes Notary Public for S. C.

Recorded February 25th 1930 at 10:50 o'clock A. M.

END OF DEED