

Warranty Deed--Without Dower

No. 445

xxth Century Legal Blank Co., Akron

KNOW ALL MEN BY THESE PRESENTS: THAT I, W. B. Ridgeway, husband of the Grantee the Grantor for the consideration of Ten Dollars, (\$10.00) received to my full satisfaction of Ellen M. Ridgeway the Grantee, do GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, her heirs and assigns, the following described premises, situated in the Township of Dunklin County of Greenville and State of South Carolina, and known as being all that piece parcel or tract of land situated lying and being in the Township, County and State aforesaid and hath the following metes and bounds to-wit:

Beginning at a stake joint corner of W. V. Davenport, and C. A. Ridgeway; thence N. 49 3/4 E. 18.50 to corner; thence S. 3/4 E. 9.78 chs. to stone thence N. 56 E. 21.10 chs. to stone; thence S. 23-55 E. 7.48 chs. to stone; thence S. 7/4 W. 3.50 to a stone; thence S. 13.20 W. 14.80 chs. to stone East of hollow; thence S. 27-10 W. 13.05 to a big rock on North bank of Br.; thence S. 56-20 W. 9.44 chs. to stone on Branch; thence S. 69 3/4 W. 4.60 to Ash-(gone) on branch; thence N. 16 1/2 W. 16.00 chs to stone; thence N. 48 W. 14-80 chs. to the beginning corner, containing 87 and 1/8 acres as is shown by survey made by W. M. Nash, surveyor.

Also, all that piece parcel or tract of land situated lying and being in the Township County and State aforesaid and hath following metes and bounds to-wit:

Beginning at a stake joint corner of C. A. Ridgeway; thence N. 49 3/4 E. 11.05 chs. to stone near the head of a hollow thence N. 61 1/2 E. 12.45 chs. to Maple Arnold line-; thence S. 23-55 E. 9.98 chs to stone; thence S. 56 W. 21.10 chs. to stone; thence N. 3/4 W. 9.78 chs. to beginning corner, containing 23 acres as is shown by survey made by W. M. Nash, Surveyor--

The above described land is a portion of the same conveyed to me by D. P. Ridgeway (now deceased) on the 16th day of March, 1927. Deeds recorded on Volume 124, and 126, page 320 of Greenville County of Records.

be the same more or less, but subject to all legal highways

To Have and to hold the above granted and bargained premises with the appurtenances thereof unto the said grantee, her heirs and assigns forever. And I the said grantor do for myself and my heirs, executors and administrators, covenant with the said grantee, her heirs and assigns that at and until the ensealing of these presents I am well seized of the above described premises, as a good and indefeasible estate in Fee Simple, and have good right to bargain and sell the same in manner and form as above written, and that the same are free from all encumbrances whatsoever, except a mortgage held by the estate of D. P. Ridgeway in the sum of two-hundred and forty-nine dollars (249.00) there remaining unpaid approximately fifty-dollars (\$50.00) and taxes and special assessments due and payable on and after date which the grantee agrees to assume and pay according to the terms thereof.

and that I will Warrant and Defend said premises, with the appurtenances thereunto belonging to the said Grantee, her heirs and assigns, against all lawful claims and demands whatsoever except as above written.

In witness whereof, I hereunto set my hand this 3rd day of October in the year of our Lord, One Thousand Nine Hundred and thirty-eight.

Signed and acknowledged in presence of:

Mildred A. Polsley

W. B. Ridgeway

Rose Raies

The State of Ohio

Summit County, ss

Before me, a Notary Public in and for said County, personally appeared W. B. Ridgeway who acknowledged that he did sign the foregoing instrument, and that the same is his free act and deed, In Testimony Whereof, I have hereunto set my hand and official seal, at Akron, Ohio this 3rd day of October, A. D. 1938.



Rose Raies

Rose Raies, Notary Public; My commission expires June 6, 1939.

State of Ohio.

County of Summit

Personally appeared before me Mildred A. Polsley and made oath that she saw the within named W. B. Ridgeway sign, seal and as his act and deed, deliver the within instrument, and that she with Rose Raies witnessed the execution thereof.

Sworn to before me, this 12th day of October, A. D. 1938

Mildred A. Polsley

Edmund Rowe (SEAL)

Notary Public, My commission expires Nov. 25th, 1940

Edmund Rowe

S. C. Stamps (not any)

Recorded this the 15th day of October, 1938 at 10:23 A. M. #11766 BY: E.G.