

TITLE TO REAL ESTATE—G.T. 202

43205 PROCEEDING—JANUARY CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, J. R. Coggins

in the State aforesaid in consideration of the sum of Sixty dollars

to me in hand paid, at and before the sealing of these presents by A. B. Coggins

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 A. B. Coggins, his heirs and assigns.

All that piece parcell and tract of land, situate lying and being in County and State aforesaid in Saluda Township, on Crains Creek and in interely surrounded by lands of C. O. Goodwin on the south, and East, on west by W. H. Coggins and on North by Blok Coggins, containing two acres, more or less.

The above described land is the same conveyed to me by Sarah Ann Cox on the 17th day of June 1935 deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book J, Page 638

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 A. B. Coggins & 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 A. B. Coggins, his heirs and assigns, against me and my heirs, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this tenth day of August in the year of our Lord one thousand nine hundred and forty and in the one hundred and sixty fourth year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of J. R. Coggins (L. S.)
Dock Hart (L. S.)
Howard Hart. (L. S.)

S. C. Stamps Cancelled, \$ and cents
U. S. Stamps Cancelled, \$ No Stamps cents

STATE OF SOUTH CAROLINA, }
Greenville County

PERSONALLY appeared before me Dock Hart

and made oath that he saw the within named J. R. Coggins sign, seal, and as his Howard Hart act and deed, deliver the within written Deed; and that he, with witnessed the execution thereof.

SWORN to before me, this 10th day of August A. D. 1940 }
J. H. Cleveland (L. S.) }
Notary Public for South Carolina } Dock Hart.

STATE OF SOUTH CAROLINA }
Greenville County.

RENUNCIATION OF DOWER

I, J. H. Cleveland, a Notary Public for S.C. do hereby certify unto all whom it may concern, that Mrs. Victoria Barton Coggins the wife of the within named J. R. Coggins did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named A. B. Coggins, his

heirs and assigns, all her interest and estate, and also 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 10th day of August Anno Domini 1940 }
J. H. Cleveland (L. S.) }
Notary Public for South Carolina } Victoria Barton Coggins

Recorded August 15th 1940 at 10:30 o'clock A. M. BY: E. G.