

## TITLE TO REAL ESTATE

48782 PROVENCHER-J. BEARD CO. - GREENVILLE

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

## TITLE TO REAL ESTATE.

WHEREAS, Bessie M. Lawton conveyed Lot No. 187 of Pioneer Park, according to plat recorded in the R. M. C. Office for Greenville County in Plat Book G, page 82 to Annie L. Sheppard Nicholson, said deed recorded in the R. M. C. Office for Greenville County in deed Volume 192 at page 251; and subsequently Annie L. Sheppard Nicholson conveyed a part of said lot to Memory Rumsey Holland as described in deed dated September 27, 1939 and recorded in the R. M. C. Office for Greenville County in deed volume 219 at page 98, and said lot was described as the Southeast corner of Lot "o. 187 whereas it should have been described as the Southwest corner of Lot "o. 187; Whereas thereafter said Annie L. Sheppard Nicholson conveyed all of the remainder of said lot No. 187, with certain exceptions therein stated, to W. Paul Knight and Louise Grant Morgan by her deed dated May 30, 1939 and recorded in the R. M. C. Office for Greenville County in deed book 211 at page 138; and in order to correct the description of the lot purchased by Memory Rumsey Holland now occupied by her, which lot has a house thereon,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That we, Annie L. Sheppard Nicholson, W. Paul Knight and Louise Grant Morgan, in the State aforesaid, in consideration of the sum of One Dollar and the Premises to us in hand paid at and before the sealing of these presents by Memory Rumsey Holland, (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 Memory Rumsey Holland

All that certain lot of land in Cleveland Township, Greenville County, State of South Carolina being a part of Lot No. 187 of Pioneer Park as represented by the plat recorded in Plat Book "G", page 82 and having the following metes and bounds:

Beginning on the north side of Riverway at the corner of Lot No. 186 and thence with the line of Lot No. 186 N. 1-22 E. 50 feet to a pin; thence parallel with Riverway S. 86-38 E. 50 feet to a pin; thence S. 1-22 W. 50 feet to a pin on Riverway Road; thence with the north side of Riverway (road) N. 86-38 W. 50 feet to the beginning corner. This said lot is the Southwest corner of Said Lot No. 187.

Also an interest in an easement or right-of-way ten feet wide over said Lot 187, along the East side of Lot 186 of said subdivision of land, beginning at the 20 foot alley in rear of Lot 187 and continuing to the lot herein conveyed for the use of the grantees and all subsequent owners of lot herein conveyed to be appurtenant to said lot, to furnish egress and ingress to and from said lot, said easement to remain open perpetually as an incident to the use of said lot and the grantees their heirs and assigns; and the grantees their heirs and assigns are vested with a half undivided interest in said strip of land ten feet wide.

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 Memory Rumsey Holland, her Heirs and Assigns forever.

And we do hereby bind ourselves and our Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Memory Rumsey Holland, her Heirs and Assigns, against us and our Heirs lawfully claiming or to claim the same or any part thereof.

WITNESS our hands and seals, this 28th day of May, in the year of our Lord one thousand nine hundred and Forty-five, in the one hundred and Sixty-eighth year of the Independence of the United States of America.

Signed, sealed and delivered in  
the presence of:

Olive S. Syms  
Benj. A. Bolt.

Annie L. Sheppard Nicholson (L. S.)  
W. Paul Knight (L. S.)  
Louise Grant Morgan (L. S.)

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

PERSONALLY appeared before me Benj. A. Bolt and made oath that he saw the within named Annie L. Sheppard Nicholson, W. Paul Knight and Louise Grant Morgan, sign, seal and as their act and deed deliver the within written deed, and that he with Olive S. Syms witnessed the execution thereof.

Sworn to before me this 28th day of May, A. D. 1945.

Benj. Bolt.

Olive S. Syms (L. S.)

Notary Public for South Carolina.