

TITLE TO REAL ESTATE

Keys Printing Co., Greenville, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, C. A. Rice and Jessie M. Rice

in the State aforesaid in consideration of the sum of FIVE HUNDRED AND FIFTY AND NO/100 (\$550.00) Dollars

to us paid by James A. Baldwin

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 James A. Baldwin, his heirs and assigns forever.

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

on the Eastern side of U. S. Highway No. 2 in the Town of Mauldin, being shown as Lots Nos. 19 and 20 on plat of property of C. A. and Jessie M. Rice made by W. J. Riddle, June 15, 1939 and described as follows:

BEGINNING at a stake at the Southeast corner of the Conestee Road and U. S. Highway No. 2 and running thence with the Eastern side of U. S. Highway No. 2 S. 28-53 E. 100 feet; thence continuing with said highway S. 29-08 E. 75 feet to a stake at corner of Lot No. 21; thence with the line of said lot N. 60-00 E. 193.2 feet to a stake in line of Lot 18; thence with line of said lot N. 35-00 W. 70 feet to a stake on the Conestee Road; thence with the Southern side of said road S. 89-57 W. 212 feet to the beginning corner.

The above described land is the same conveyed to me by on the day of 19, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book Page

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 James A. Baldwin, his 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 James A. Baldwin, his heirs and assigns, against us and our heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS our hand, s and seal, s, this 20th day of August in the year of our Lord one thousand nine hundred and forty-five

Signed, sealed and Delivered in the Presence of Geraldine Welch, Hubert E. Nolin, C. A. Rice, Jessie M. Rice

S. C. Stamps Cancelled, \$ 2 and 00 Cents. U. S. Stamps Cancelled, \$ 1 and 10 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PROBATE

PERSONALLY appeared before me Geraldine Welch

and made oath that she saw the within named C. A. Rice and Jessie M. Rice sign, seal, and as their act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she with Hubert E. Nolin witnessed the execution thereof.

SWORN to before me, this 20th day of August 1945 Hubert E. Nolin Notary Public, S. C. Geraldine Welch

STATE OF SOUTH CAROLINA Greenville County.

RENUNCIATION OF DOWER.

I, Hubert E. Nolin, a Notary Public do hereby certify unto all whom it may concern, that Mrs. Jessie M. Rice the wife of the within named C. A. Rice 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 James A. Baldwin, 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 20th day of August Anno Domini, 1945 Hubert E. Nolin Notary Public, S. C. Jessie M. Rice