

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Walter R. Groce

in the State aforesaid in consideration of the sum of Fifteen Hundred (\$1500.00) Dollars

to me paid by W. R. Lunny and Freddie M. Lunny

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 W. R. Lunny and Freddie M. Lunny all that piece, parcel or lot of land in Oneal Township, Greenville County, State of South Carolina.

Oneal School District, and on Beaverdam Creek waters of South Tyger River and having the following metes and bounds, to-wit:

Beginning at an iron pin in a stump; thence S. 85 W. 13.55 chs. to a stake; thence N. 15 1/2 E. 4.54 chs. to a black gum; thence N. 9 E. 19.20 chs. to an iron pin; thence S. 86 E. 8.37 chs. to an iron pin; thence, following the same degrees 4.10 chs. to an iron pin on public road; thence S. 9 1/2 E. 4.20 chs. to an iron pin on public road and containing fifteen (15) acres, more or less, and being designated as Lot No. 6 of the subdivision of the Loucretia Groce homestead as shown by a plat and survey by W. A. Christopher, Surveyor, dated June 18, 1919; subject to a right of way given in the deed of the Grantor to the owner of Lot No. 5, for purpose of a pasture land only, 15 links wide and 10.30 chs. along back of lot No. 7, as shown on said plat, which right of way has never been used or the right thereto asserted, and being a portion of the tract of land conveyed to me by Loucretia Groce by deed recorded in Vol. 45, at page 520, R. M. C. Office for Greenville County, which said deed, and plat are hereby referred to for a full, more complete, and accurate description of the said premises.

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 W. R. Lunny and Freddie M. Lunny, their 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 W. R. Lunny and Freddie M. Lunny, their heirs and assigns, against me and my heirs, and every other person whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my hand and seal, this 23rd day of February in the year of our Lord one thousand nine hundred and forty-six.

Signed, sealed and Delivered in the Presence of J. D. Lanford Mollie F. Wood Walter R. Groce (SEAL) (SEAL) (SEAL)

S. C. Stamps Cancelled, \$ 3 and 00 Cents. U. S. Stamps Cancelled, \$ 1 and 65 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PERSONALLY appeared before me Mollie F. Wood PROBATE and made oath that s/he saw the within named Walter R. Groce sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that s/he with J. D. Lanford witnessed the execution thereof.

SWORN to before me, this 23rd day of February 19 46 J. D. Lanford (L. S.) Notary Public, S. C. Mollie F. Wood

STATE OF SOUTH CAROLINA, Greenville County.

GRANTOR A WIDOWER. RENUNCIATION OF DOWER.

I, a Notary Public do hereby certify unto all whom it may concern, that Mrs. the wife of the within named 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 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 day of Anno Domini, 19 (L. S.) Notary Public, S. C.