

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA, Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, H. C. Smith,

in the State aforesaid in consideration of the sum of Sixty-Seven Hundred Fifty and no/100 (\$6,750.00) Dollars

to me paid by Ernest P. Phillips

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 Ernest P. Phillips and his heirs and assigns, all that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

on the Eastern side of an unnamed street, near Augusta Drive East, and being known and designated as the rear portion of Lots Nos. 39, 40 and 41, as shown on plat of the Estate of D. W. Cochran, recorded in the R. M. C. Office for Greenville County in Plat Book "I" at Pages 92 and 93, and being more particularly described, according to said plat, as follows:

Beginning at an iron pin on the Eastern side of an unnamed street, which point is 159.1 feet Southwest from Augusta Drive East, and running thence through Lots Nos. 39, 40 and 41, S. 52-04 E. 153.3 feet to an iron pin in line of Lot No. 44; thence with the line of said lot, S. 37-56 W. 60 feet to an iron pin in line of Lot No. 46; thence with the line of said lot, N. 52-04 W. 136 feet to an iron pin in the Eastern side of said unnamed street; thence with said street, N. 21-56 E. 62.4 feet to the beginning corner.

The above described land is identically the same conveyed to me by J. Horace Brown on the 27th day of July 1946, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 296 Page 396.

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 Ernest P. Phillips, and 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 Ernest P. Phillips, and his heirs and assigns, against myself 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 3rd day of October in the year of our Lord one thousand nine hundred and forty-six.

Signed, Sealed and Delivered in the Presence of H. C. Smith (SEAL) Blanche Leary (SEAL) E. M. Blythe, Jr. (SEAL)

S. C. Stamps Cancelled, \$ 14 and 00 Cents. U. S. Stamps Cancelled, \$ 7 and 70 Cents.

STATE OF SOUTH CAROLINA, Greenville County.

PROBATE

PERSONALLY appeared before me Blanche Leary

and made oath that she saw the within named Ernest P. Phillips sign, seal, and as his E. M. Blythe, Jr. act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that she witnessed the execution thereof.

SWORN to before me, this 3rd day of October 1946 E. M. Blythe, Jr. (L. S.) Notary Public, S. C.

Blanche Leary

STATE OF SOUTH CAROLINA, Greenville County.

RENUNCIATION OF DOWER

I, E. M. Blythe, Jr., a Notary Public do hereby certify unto all whom it may concern, that Mrs. Mavis Curry Smith the wife of the within named H. C. Smith 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 Ernest P. Phillips, and 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 3rd day of October Anno Domini, 1946 C. S. Fox (L. S.) Notary Public, S. C.

Mavis Curry Smith

Recorded October 16th 1946 at 11:50 o'clock A. M. BY: E. G.