

STATE OF SOUTH CAROLINA, 47 PM 1949

GREENVILLE COUNTY OLLIE FARNSWORTH R.M.C.

Know All Men by These Presents:

That I, Edwin Spiegel, Jr., in consideration of the sum of Ten Thousand Five Hundred and No/100- - - - - in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 John B. Phillips, Jr., his Heirs and Assigns forever,

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, known as Lot No. 70 as shown on Plat of North Park, said Plat recorded in the R. M. C. Office for said County in Plat Book K, Page 49, having the following metes and bounds, according to said Plat:

BEGINNING at an iron pin on Gallivan Avenue, joint front corner of Lots Nos. 70 and 71, thence along line of Lot No. 71, N. 19-46 E. 192.4 feet to an iron pin in line of Lot No. 67; thence along line of Lot No. 67, N. 68-34 W. 60 feet to iron pin, joint corner of Lots Nos. 66, 67, 69 and 70; thence along line of Lot No. 69, S. 19-46 W. 189.2 feet to the beginning corner.

Being the same premises conveyed to the Grantor herein by deed recorded in Volume 295 at Page 420.

Grantee to pay 1949 taxes.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 3rd day of October in the year of our Lord One Thousand Nine Hundred and Forty-nine.

Signed, Sealed and Delivered in the Presence of [Signature] E. J. Spiegel (Seal) [Signature] Ella G. Gardner (Seal)

MISSOURI State of ~~South Carolina~~, CITY OF ST. LOUIS, ~~Greenville County~~ Personally appeared before me Ella G. Gardner

and made oath that she saw the within named grantor(s) Edwin Spiegel, Jr. written deed, and that she, with E. J. Spiegel sign, seal and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 3rd day of October, A. D. 19 49.

[Signature] Notary Public for Missouri My commission expires February 18, 1951

MISSOURI RENUNCIATION OF DOWER I, Herbert F. Kalbfleisch Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Doris N. Spiegel wife of the within named Edwin Spiegel, Jr. 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 John B. Phillips, Jr., 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, A. D. 19 49.

[Signature] Notary Public for Missouri My commission expires February 18, 1951

Cancelled documentary stamps attached: S. C. \$ 26th. day of October 19 49, at 2:47 P. M., No. 25371