

TITLE TO REAL ESTATE—Hutson & Drake, Attorneys at Law, 194 Allen Bldg., Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY



Know All Men by These Presents:

That I, Zet Smith, in consideration of the sum of Four Hundred Forty-Five and NO/100 (\$445.00) 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

LUCINDA ELLIS, HER HEIRS AND ASSIGNS FOREVER,

All that piece, parcel or lot of land in Gantt Township, County of Greenville, State of South Carolina, being known and designated as Lot No. 12 on a plat of the property of Zet Smith, said Subdivision being known as "Smith Heights"; said plat being made by C. O. Riddle, Surveyor, April, 1953, and being recorded in the R.M.C. Office for Greenville County in Plat Book "BB", at page 147, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwestern side of Zet Court, joint front corner of Lots Nos. 12 and 11, and running thence with the common line of said lots, S. 39-49 E. 152.3 feet to an iron pin, joint rear corner of Lots Nos. 12 and 11; thence running with the rear line of Lot No. 12, S. 34-27 W. 72.7 feet to an iron pin, joint rear corner of Lots Nos. 12 and 13; thence with the common line of Lots Nos. 12 and 13, N. 39-49 W. 172 feet to an iron pin on the Southwestern side of Zet Court, joint front corner of Lots Nos 12 and 13; thence running with the Southwestern side of Zet Court, N. 50-11 E. 70 feet to an iron pin, joint front corner of Lots Nos. 12 and 11, the point of beginning.

This conveyance is made subject to the twenty-five (25) foot building line as shown on the plat referred to above.

The Grantee herein agrees to pay the taxes for 1954.

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 her 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 18th day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Four.

Signed, Sealed and Delivered in the Presence of

Erving Westfield
Ralph W. Drake

Zet Smith (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Erving Westfield

and made oath that he saw the within named grantor(s) Zet Smith sign, seal and as his act and deed deliver the within written deed, and that he, with Ralph W. Drake witnessed the execution thereof.

Sworn to before me this 18th day of March, A. D. 1954
Ralph W. Drake (Seal)
Notary Public for South Carolina

Erving Westfield

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, Ralph W. Drake Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sallie Smith wife of the within named Zet 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 Lucinda Ellis, her 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 18th day of March, A. D. 1954
Ralph W. Drake (Seal)
Notary Public for South Carolina

Mrs. Sallie Smith

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 19th day of March 1954 at 4:26 P.M., No. #6326

224-2-47