

TITLE TO REAL ESTATE-W. E. Bowen, Attorney at Law, 304 East North Street, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

FEB 22 12 15 PM 1955

ALLIE LAWSON

Know All Men by These Presents:

That I, Edward E. Porter, Sr., in consideration of the sum of Eight Hundred (\$800.00) 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 Grover C. Fortner, his heirs and assigns, forever:

All that piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lot No. 31 as shown on Plat of South Cherokee Park recorded in the R. M. C. office for Greenville County, S. C., in Plat Book A, page 130, and having the following metes and bounds:

BEGINNING 112 feet from the South east of Keowee Avenue, on joint line of lots Nos. 31 and 32, and running S. 63 E. 60 feet to an alley; thence S. 27 W. 70 feet to a stake; thence N. 63 W. 60 feet to a point; thence N. 27 E. 30 feet to beginning corner, being the rear portion of property conveyed by Grover C. Fortner to Edward E. Porter, Sr., by his deed dated September 1, 1953, and recorded in the R. M. C. office for Greenville County in Deed Book 485, page 15.

Also, an easement appurtenant, and not in gross to enter upon, construct and maintain sewage and/or water disposal pipes or conduits over and across the property of the grantor, described in a deed from Grover C. Fortner to Edward E. Porter, Sr., dated June 12, 1947, and recorded in the R.M.C. office for Greenville County in Deed Book Volume 316, page 175, as follows:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, known and designated as lot number thirty-two (32) of South Cherokee Park as shown by plat recorded in Plat Book "A" at page 130 in R. M.C. office for Greenville County, said lot fronting sixty (60) feet on the East side of Keowee Avenue and having a depth of one hundred seventy two (172) feet to an alley 15 feet wide. Said easement applies also to northern portion of lot 31 on said plat, owned by grantor, said lot fronting 30 feet on Keowee Avenue and running back along southern line of lot 32 a distance of 112 feet. 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 4th day of February in the year of our Lord One Thousand Nine Hundred and Fifty-five

Signed, Sealed and Delivered in the Presence of Edward E. Porter, Sr. (Seal) Vera Mae Burns (Seal) W. E. Bowen (Seal) [Three \$1.00 Documentary Stamps]

State of South Carolina, Greenville County } Personally appeared before me Vera Mae Burns and made oath that she saw the within named grantor(s) Edward E. Porter, Sr. sign, seal and as his act and deed deliver the within written deed, and that she, with W. E. Bowen witnessed the execution thereof. Sworn to before me this 4th day of February, A. D. 1955. W. E. Bowen (Seal) Notary Public for South Carolina Vera Mae Burns

State of South Carolina, Greenville County } RENUNCIATION OF DOWER I, W. E. Bowen, Notary Public, do hereby certify unto all whom it may concern, that Mrs. Dorothy F. Porter wife of the within named Edward E. Porter, Sr., 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 Grover C. Fortner, 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 4th day of February, A. D. 1955. W. E. Bowen (Seal) Notary Public for South Carolina Dorothy F. Porter

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 22nd day of February 1955, at 12:15 P.M., No. 4762 PTC-218-5-24 Out-DE-218-6-23