

TITLE TO REAL ESTATE—Offices of E. P. RILEY, Notary Public, Greenville, S. C.  
STATE OF SOUTH CAROLINA,  
GREENVILLE COUNTY



Know All Men by These Presents:

That I, W. H. Groce, Sr. in consideration of the sum of Nine Thousand (\$9,000.00) 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 W. H. Groce, Jr.,

All that certain piece, parcel or lot of land in Chick Springs Township, Greenville County, state of South Carolina, town of Greer, being known and designated as Lot No. 45, plat of property of W. H. Brockman Estate, as shown on plat made by Dalton & Neves, Engineer, June 1926, said plat being recorded in the R. M. C. Office for Greenville County in plat book H page 123, and according to recent survey by T. C. Adams, Engineer, having the following metes and bounds, to-wit:

Beginning at an iron pin on northern side of West Pointsett Street, joint front corner of Lots 45 and 46, the point of beginning being 195 feet to Park Avenue, and running thence with the line of Lot 46, N. 12-0 E. 175 feet to an iron pin joint rear corner of Lots 45, 46, 21 and 28, and running thence with the joint rear line of Lots 28 and 45, S. 78-0 E. 65 feet to an iron pin, joint rear corner of Lots 44, 45, 28 and 29; thence with the line of Lot No. 44, S. 12-0 W. 175 feet to an iron pin on West Pointsett Street; thence with West Pointsett Street, N. 78-0 W. 65 feet to the beginning corner.

Being same lot conveyed to grantor by Bank of Greer, as Executor of the Estate of C. M. Ponder, dated November 24, 1954 recorded in volume 514 page 182.



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 21 day of March in the year of our Lord One Thousand Nine Hundred and fifty-five.

Signed, Sealed and Delivered in the Presence of

E. P. Riley (Seal)
Genobia Cox (Seal)
[Signature] (Seal)
[Signature] (Seal)

State of South Carolina, Greenville County

Personally appeared before me Genobia Cox

and made oath that She saw the within named grantor(s) W. H. Groce, Sr. sign, seal and as his act and deed deliver the within written deed, and that she, with E. P. Riley witnessed the execution thereof.

Sworn to before me this 21 day of March, A. D. 1955
E. P. Riley (Seal)
Notary Public for South Carolina

[Signature] (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

I, JACK P. WINGO
ANNE R. GROCE

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. ANNE R. GROCE wife of the within named W. H. Groce, 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 W. H. Groce, Jr. 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 21 day of March, A. D. 1955
Jack P. Wingo (Seal)
Notary Public for South Carolina

[Signature]

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 22nd day of March 1955 at 12:58 P.M., No. 7349

911-2-21