

GREENVILLE
OCT 25 4 15 PM '57
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TITLE TO REAL ESTATE Prepared by DAN G. MCKINNEY, Attorney and Counselor at Law, Greer, South Carolina.

State of South Carolina
GREENVILLE COUNTY

(WHEREAS, John Drayton Fleming died testate on Dec. 6, 1956 (see estate probated in Apt. 657 File 14 Greenville County Probate Office) giving his executor full power and authority to execute and deliver deeds by the terms of his will.)
Know All Men by These Presents:

I, James Edward Fleming as Executor of the John Drayton Fleming Estate in the State aforesaid, in consideration of the sum of FOUR HUNDRED SEVENTY FIVE (\$475.00)----- 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 grantee(s) F. L. Lanford and Grace B. Lanford, their heirs and assigns forever:

All that piece, parcel or lot of land in Chick Springs Township, Tax District No. 265, Greenville County, State of South Carolina, located on the Northwest side of Payne Road and being shown and described as lot number TWENTY TWO (22) on a plat entitled " Fleming Heights " made by Robert Jordan, surveyor, dated September 27, 1957 and recorded in plat book KK page 113, Greenville County R. M. C. Office and having the following metes and bounds according to said plat.

BEGINNING at an iron pin at the joint front corner of lots 21 and 22 on the Northwest side of Payne Road and running thence N. 60-41 W., 175 feet along the South side of lot 21; thence S. 29-19 W., 80 feet along the line of lot 24 to rear corner of lot 23; thence S. 60-41 E., 175 feet along the line of lot 23 to an iron pin on the Northwest side of the Payne Road; thence N. 29-19 E., 80 feet along the Payne Road to the beginning corner.

This is a part of the same property conveyed to John Drayton Fleming, deceased by deed recorded in deed book 28 page 585, Greenville County R. M. C. Office and was sold at public auction on Oct. 19, 1957 the within grantor being the highest bidder.

This property is subject to certain restrictions executed and recorded by the within grantor.

Grantor agrees to pay 1957 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 their 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 23rd day of October in the year of our Lord One Thousand Nine Hundred and Fifty Seven

Signed, Sealed and Delivered in the Presence of
R. C. Hughes
Dan G. McKinney

James Edward Fleming (Seal)
As Executor of the John Drayton Fleming Estate (Seal)
..... (Seal)
..... (Seal)
..... (Seal)

State of South Carolina
GREENVILLE COUNTY

Personally appeared before me R. C. Hughes and made oath that he saw the within named grantor(s) James Edward Fleming as Executor of the John Drayton Fleming Estate sign, seal and as his act and deed deliver the within written deed, and that he, with Dan G. McKinney witnessed the execution thereof.

Sworn to before me this 23rd day of October, A. D. 1957
Dan G. McKinney (Seal)
Notary Public for South Carolina

R. C. Hughes

State of South Carolina
..... COUNTY

NONE NECESSARY
RENUNCIATION OF DOWER

I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. named

before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, impulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto Heirs and Assigns, all her interest and 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 day of, A. D. 1957
..... (Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 25th day of October, 1957, at 4:23 P.M., M., No. 25241

