

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

From In Title

Know All Men by These Presents:

That I, LEONARD AVERY COX, SR. in the State aforesaid, in consideration of the sum of One Dollar, (\$1.00) 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 EMMA G. NEWMAN, her heirs and assigns, forever:

ALL that lot of land, situate on the Northwest side of Lee Road, near the City of Greenville, in Greenville County, S. C., being shown as Lots 12 and 13 of Block G, on plat of Buena Vista, made by W. N. Willis, Engineer, April 4, 1940, recorded in the RMC Office for Greenville County, S. C. in Plat Book W, at pages 11 and 29, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northwest side of Lee Road at joint front corner of Lots 11 and 12 of Block G and running thence along the line of Lot 11, N. 16-52 W., 125 feet to an iron pin on the Southeast edge of a parking area and alley; thence along said parking area and alley, S. 73-08 W., 50 feet to an iron pin; thence along the line of Lot 14, S. 16-52 E., 125 feet to an iron pin on the Northwest side of Lee Road; thence along Lee Road, N. 73-08 E., 50 feet to the beginning corner.

On September 25, 1950, I executed a deed conveying the above described lots to A. E. Holden which is of record in the RMC Office for Greenville County, S. C. in Deed Book 422, page 122. This deed was signed by me as Leonard Avery Cox and as a matter of fact it should have been signed by Leonard Avery Cox, Sr. The property has, through subsequent conveyances, been conveyed to Emma G. Newman, the grantee herein and I am executing the within deed in order to clear any questions concerning the title that might have arisen from my failure to sign the deed mentioned above as Leonard Avery Cox, Sr.

GRANTEE to pay 1958 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 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 5th day of September in the year of our Lord One Thousand Nine Hundred and fifty eight

Signed, Sealed and Delivered in the Presence of
Rebecca H. Hemphill (Seal)
Patrick C. Fant (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County
Personally appeared before me Rebecca H. Hemphill
and made oath that she saw the within named grantor(s) Leonard Avery Cox, Sr. sign, seal and as his act and deed deliver the within written deed, and that he, with Patrick C. Fant witnessed the execution thereof.
Sworn to before me this 5th day of September, A. D. 19 58
Patrick C. Fant (Seal)
Notary Public for South Carolina
Rebecca H. Hemphill

State of South Carolina, Greenville County
RENUNCIATION OF DOWER
I, Patrick C. Fant, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Annie Belle Cox wife of the within named Leonard Avery Cox, 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 Emma G. Newman, 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 5th day of September, A. D. 19 58
Patrick C. Fant (Seal)
Notary Public for South Carolina
Annie Belle Cox