

TITLE TO REAL ESTATE—Offices of W. W. WILKINS, Attorney at  
GREENVILLE, S. C.  
**STATE OF SOUTH CAROLINA,**

**GREENVILLE COUNTY**

FEB 17 2 55 PM 1959

Know All Men by These Presents

BOOK 617 PAGE 143

That I, M. G. Proffitt  
in consideration of the sum of Thirty-five Thousand (\$35,000.00)

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 H. Grady Cox and Agnes G. Cox, their heirs and assigns,

All that lot of land in the county of Greenville, state of South Carolina, on the southeast corner of the intersection of Valorie Drive and Edwards Road, being known and designated as Lot No. 20 on plat of Map No. 2, Liberty Park, recorded in the RMC Office for Greenville County in Plat Book MM page 39, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northeast side of Valorie Drive, the joint front corner of Lots 19 & 20; thence with the northeast side of said Valorie Drive N. 37-51 W. 126.8 feet to an iron pin; thence with the curve of said street as it intersects with Edwards Road, the chord of which is N. 1-47 E. 364 feet to an iron pin on the southeast side of Edwards Road; thence with the southeast side of said Road N. 41-25 E. 122 feet to an iron pin on the edge of a branch; thence with the said branch as the line, the traverse line of which is S. 39-55 E. 148.5 feet to an iron pin corner of Lot No. 19; thence with the line of said lot S. 41-25 W. 152 feet to the beginning corner.

This is a portion of the property conveyed to grantor by Carl & Estelle R. Duncan by deed recorded May 8, 1958 in volume 598 page 106 of the RMC Office for Greenville County.

This property is sold subject to the building restrictions applicable to said subdivision recorded in deed book 613 page 561, and to recorded easements and those shown on said plat.

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 seventh day of February in the year of our Lord One Thousand Nine Hundred and fifty-nine.

Signed, Sealed and Delivered in the Presence of

*W.E. Kennedy*  
*Chas. A. Mundy*



State of South Carolina,  
Greenville County

Personally appeared before me Chas. A. Mundy

and made oath that he saw the within named grantor(s) M. G. Proffitt sign, seal and as his act and deed deliver the within written deed, and that he, with W.E. Kennedy witnessed the execution thereof.

Sworn to before me this 7th day of February, A. D. 19 59  
*W. Frank Durham* (Seal)  
Notary Public for South Carolina

*Chas. A. Mundy*

State of South Carolina,  
Greenville County

**RENUNCIATION OF DOWER**

I, W. Frank Durham, a Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Vallie K. Proffitt wife of the within named M. G. Proffitt 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 H. Grady Cox and Agnes G. Cox and the 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 7th day of February, A. D. 19 59  
*W. Frank Durham* (Seal)  
Notary Public for South Carolina

*Vallie K. Proffitt*



Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_  
Recorded this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

(Continued on next page)

276-33-214