TITLE TO REAL ESTATE—PREPARED by KENDRICK & STEPHENSON, Attorneys at Law, S. C. Nat'l Bank Bldg., Greenville, S. C.

FILED
GREENVILLE, S. C.

BOOK 618 PAGE 125

STATE OF SOUTH CAROLINA,

MAR 2 4 15 PM 1959

GREENVILLE COUNTY

OLLIE FARNSWORTH
R.M.C.

Know All Men by These Presents:

That I, Janie E. Furman, in the State aforesaid,

in consideration of the sum of Forty Thousand and no/100 ($40,000.00) 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

Maxwell Realty Company, a South Carolina Corporation, its successors and assigns forever:
All my undivided one-half interest in and to -
All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the westerly side of South Main Street and extending through to the easterly side of South Laurens Street, in the block bounded on the north by West Washington Street and on the south by West McBee Avenue, in the City of Greenville, and having according to a plat made by H. Olin Jones, Engineer, dated July 14, 1913, the following metes and bounds, to-wit:

BEGINNING at a point on the west side of South Main Street, which point is located 230 feet, 4 inches south of the south side of West Washington Street, said point being the joint front corner of the property herein described with property now or formerly belonging to the Houston Estates, and running thence along the west side of South Main Street S 22-13 W 17 feet, 9 inches to a point in the center of a partition wall between the property herein described and property now or formerly belonging to the Morgan Estate, said point being 101 feet, 9 inches north of the north side of West McBee Avenue; thence along the center of said partition wall with the line of the property of the Morgan Estate N 68-0 W 83 feet, 3 inches to a point; thence along the center of an offset wall and still with the line of the property of the Morgan Estate, S 22-0 W 1 foot, 10 inches to a point in the party wall; thence along the line of said party wall, said line being within the wall and 8 inches from the north face of the same, N 68-0 W 56 feet to a point in an offset wall; thence on a line within said offset wall S 22-0 W 6 inches to a point in the center of a party wall between said properties; thence along the center line of the party wall between the property herein described and property now or formerly belonging to the City of Greenville, N 67-51 W 101 feet, 5 inches to a point on the east side of South Laurens Street; thence along the east side of South Laurens Street N 22-11 E 44 feet, 8 inches to a point in the center of the party wall between the property herein described and property now or formerly belonging to Thomas A. Roe; thence along the center line of the party wall between said properties S 68-52 E 103 feet, 6 inches to an iron pipe on the line of the above mentioned property of the Houston Estates; thence along the line of the property of the Houston Estates S 22-0 W 26 feet to a point; thence S 68-0 E 137 feet to the point of beginning.

(Continued on Reverse side)

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 its successors ~~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~~ successors 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 2nd day of March in the year of our Lord One Thousand Nine Hundred and Fifty-Nine.

Signed, Sealed and Delivered in the Presence of:

Junius H. Garrison, Jr.
J. Milton Smeak

Janie E. Furman (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina,
Greenville County

Personally appeared before me Junius H. Garrison, Jr. and made oath that he saw the within named grantor(s) Janie E. Furman sign, seal and as her act and deed deliver the within written deed, and that he, with J. Milton Smeak witnessed the execution thereof.

Sworn to before me this 2nd day of March, A. D. 19 59
Mae H. Patrick (Seal)
Notary Public for South Carolina

MAE H. PATRICK
NOTARY PUBLIC
SOUTH CAROLINA

Junius H. Garrison, Jr.

RENUNCIATION OF DOWER GRANTOR-WOMAN

A. D. 19
(Seal)
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. $; U. S. $

Recorded this day of 19, at M., No.

(Continued on next page)