P. P. P.

State of South Carolina.)

County of Greenville.) Whereas, my father, W.A.Austin did on August 14,1874 bargain to sell and convey to J.P.M. Cox a tract of land in Greenville County containing one hundred and eighteen (118) acres more or less, for the sum of Five hundred ($500.00) dollars, and whereas, there was a mutaul mistake and oversight in the execution of said deed, so that said deed did not convey an absolute fee-simple title in said land to said J.P.M.Cox, and whereas, it was the intention of said W.A.Austin to convey to the said J.P.M.Cox a good fee simple title to said land, and whereas, said J.P.M. Cox believing himself to tbe the absolute owner in fee-simple, did subsequently convey said land in fee simple by warranty deed, and whereas, by subsequent regular conveyance said land was finally conveyed to J.J.McSwain who is now the legal owner and holder thereof.

NOW KNOW ALL MEN BY THESE PRESENTS, that I, Elizabeth A.Foster in consideration of the premises, and in further consideration of five ($5.00) dollars to me in hand paid by J.J.McSwain do hereby bargain, sell and convey unto the said J.J.McSwain all my right, title and interest in said tract of land containing one hundred and eighteen (118) acres more or less, situate on the Piedmont Road, intersected by the C.&.G. Railroad, bounded by lands of Cleveland, Good and others, by virtue of the fact that I am an heir at law and distributee of the said W.A.Austin, now deceased.

TO HAVE AND TO HOLD unto the said J.J.McSwain his heirs and assigns forever. And I hereby bind myself, my heirs and assigns to forever warrant and defend said premises unto the said J.J.McSwain his heirs and assigns. Witness my hand and seal this March 12,1909.

Witness:- T.H.Foster.) Mrs.Lizzie A.Foster.(L.S.)

J.H.Austin.)

State of South Carolina.)

County of Greenville.) Personally comes John H.Austin who upon oath, says that he saw the within named Lizzie A.Foster sign, seal and as her act and deed execute and deliver the within written instrument, and that deponent with T.H.Foster witnessed the execution thereof. Sworn to and subscribed before me this March 13,1909.

H.B.Ingram. (L.S.) J.H.Austin.

Notary Public for S.C.

Recorded this 13th Mch.1909.

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