

## TITLE TO REAL ESTATE

said Florence E. Smith (formerly to H. T. Cook); thence along the old Cook line N. 18 E. 207.9 feet to the beginning corner; this being the same lot of land conveyed to me under my married name (at that time), Elizabeth Cox-Williams, by Marshall D. Earle, on March 6, 1919, by deed recorded in said office in Book 34, page 540, except that portion thereof conveyed by me to Florence E. Smith on March 31, 1919, as aforesaid. My maiden name, Elizabeth V. Cox, was restored by decree of the Court of Common Pleas for said County dated June 30, 1934, as will more appear by reference to Judgment No. E-4444, on file in the office of said Court.

THIRD: The easement granted to me by said Florence E. Smith on the said 31st day of March, 1919, by deed recorded in said office in Book 34, page 531, being a right of way twelve feet wide running S. 73-30 E. (practically parallel with Arlington Avenue) from the southeast corner of my lot last above described (and conveyed by this deed) across Mrs. Smith's lot to Anderson Street; the strip of land affected by said right of way being a continuation (along the same course) of the alley in which I granted said Florence E. Smith an easement in my deed to her above mentioned (recorded in Book 34, page 543).

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining. To have and to hold all and singular the premises before mentioned unto the said grantees and their heirs and assigns forever.

My husband, William Jerry Cox, died intestate on May 14th, 1904, leaving as his sole heirs at law and distributees, myself and his only children (the grantees herein), to whom his estate descended by operation of the statute of distributions of said state. His five-acre tract in the Town of Mauldins, in said county, was sold at auction under Judgment number 2559 (Lizzie Cox against Lizzie Myrtle Cox et al.) and conveyed by J. W. Gray, Master, to John S. Hill, Jr., on November 8th, 1906, by deed recorded in Book "UUU", page 228. The proceeds of that sale were reinvested in Lot 6 of Block 2 of the Boyce property, conveyed to me by Wm. Goldsmith, Jr., on January 9, 1907, by deed recorded in Book "TTT", page 532. I sold that lot to I. L. Donkle on August 18th, 1919, by deed recorded in Book 45, page 599, and reinvested the proceeds of that sale in the above mentioned lot fronting Vardry and Pendleton Streets, conveyed to me by Marshall D. Earle as above recited, including the premises hereby conveyed. All the lots in which the proceeds of sale of said five-acre lot were successively reinvested ought to have been taken jointly in the names of my daughters and myself, as their money paid for two-thirds of them; but, because of my inexperience and lack of advice, those deeds were made to me alone. I have always recognized the fact that each of said grantees owned one-third of said land, and am executing this deed so that the facts herein recited may become matters of record.

Witness my hand and seal, this sixteenth day of December in the year of our Lord one thousand, nine hundred and forty-six, and in the one hundred and seventy-first year of the independence of the United States of America.

Signed, sealed and delivered

in the presence of (Date changed to  
Dec. 16, 1946, before execution)

Elizabeth V. Cox. (L. S.)

F. B. Massingale

W. C. Hamby.

The State of South Carolina,  
County of Greenville.

Personally appeared before me W. C. Hamby and made oath that he saw the within named Elizabeth V. Cox, sign, seal and as her act and deed deliver the within written deed, and that he, with F. B. Massingale, witnessed the execution thereof.

Sworn to before me, this 27th day of May, A. D. 1947.

W. C. Hamby.

F. B. Massingale (L. S.)  
Notary Public for South Carolina.