

STATE OF SOUTH CAROLINA,

County of GREENVILLE

For True Consideration See Affidavit

Book 16 Page 88

KNOW ALL MEN BY THESE PRESENTS That I, MORRIS F. SMITH,

in the State aforesaid,

in consideration of the sum of Ten (10) Dollars and other valuable consideration.

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 IRA W. STOKES AND MARGARET S. STOKES :

All that certain piece, parcel or strip of land situate, lying and being in the City of Greenville, Greenville County, State of South Carolina, and being all of Lot No. 3 and a portion of Lot No. 2 of University Circle, plat of which is recorded in the R. M. C. Office for Greenville County in Flat Book "Y" at page 111, and, according to said plat and according to a more recent plat prepared by Piedmont Engineering Service, Greenville, S. C., dated July 10, 1953, entitled "Property of Ira W. Stokes, Greenville, S. C.", the within conveyed premises have the following metes and bounds, courses and distances, to-wit:

BEGINNING at a point on the Northern side of Campbell Street, joint front corner of Lots Nos. 3 and 4, and running thence with the joint line of the said lots, N. 27-.4 W. 180 feet to an iron pin at the joint rear corner; thence along the rear line of Lots Nos. 3 and 2 S. 85-15 E. 110 feet to an iron pin, joint rear corner of Lot No. 2; thence S. 16-24 E. 150 feet to an iron pin, the joint front corner of Lots Nos. 2 and 3 on Campbell Street; thence along the Northern side of Campbell Street S. 83-30 W. 70 feet to an iron pin, the point of beginning.

The above described property is the same property conveyed to the grantor herein by deed of Coke Smith, Jr., recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 468 at page 242, and by deed of Wallace H. Cely recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 477 at page 417.



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, 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 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 29th day of July in the year of our Lord One Thousand Nine Hundred and fifty-three.

Signed, Sealed and Delivered in the Presence of

Burnet R. Maybank, Jr.
Martha Ellen Leathers

Morris F. Smith

(Seal)



STATE OF SOUTH CAROLINA,

County of GREENVILLE

Personally appeared before me Martha Ellen Leathers

and made oath that she saw the within named grantor(s) sign, seal and as his act and deed deliver the within written deed, and that she, with Burnet R. Maybank, Jr. witnessed the execution thereof.

Sworn to before me this 29th day of July, A. D. 1953.

Burnet R. Maybank, Jr. (Seal)
Notary Public for South Carolina

Martha Ellen Leathers

STATE OF SOUTH CAROLINA,

County of GREENVILLE

RENUNCIATION OF DOWER

I, Burnet R. Maybank, Jr., a Notary Public For S.C.,

do hereby certify unto all whom it may concern, that Mrs. Jessie Mae Smith wife of the within named Morris F. Smith 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 the grantee(s), their 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 29th day of July, A. D. 1953.

Burnet R. Maybank, Jr. (Seal)
Notary Public for South Carolina

Mrs. Jessie Mae Smith

Recorded July 29th, 1953 at 3:43 P. M. #16887

281-2-86