

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attorneys at Law, Greenville, S. C.

JAN 25 10 45 AM 1960

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE L. WORTH

Know All Men by these Presents:

That we, Julius E. Webb and Emma Ruth L. Webb in the State aforesaid, in consideration of the sum of \$1.00 and partition of property 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 Hazel L. Watts, her heirs and assigns forever,

"All our interest, being three-fourths, in and to all that lot of land in Bates Township, Greenville County, State of South Carolina, on the southern side of Langford Road, near the Town of Travelers Rest, S. C., and according to a survey made by J. C. Hill, on January 14, 1960, contains 2.21 acres and is described as follows:

"BEGINNING at an iron pin on the southern side of Langford Road, at corner of property of B. G. Lanford estate, and running thence with line of said property S. 56-00 E. 79.8 feet to iron pin; thence S. 45-45 E. 283 feet to an oak stump; thence continuing with the line of B. G. Lanford estate, N. 88-00 E. 238.3 feet to iron pin near a large oak; thence with line of property this day conveyed to the grantors by the grantee, N. 28-30 W. 397.3 feet to iron pin on Langford Road; thence with the southern side of said Road, S. 73-00 W. 300.2 feet and S. 59-00 W. 40 feet to the beginning corner."

This is a portion of the property of James Tyre Langford, who died intestate on March 25, 1959 leaving as his only heirs his four children, namely, - Emma Ruth L. Webb, John H. Langford, Sarah Frances Langford and Hazel L. Watts, and by deed recorded in Deed Book 637 at Page 295, John H. Langford and Sarah Frances Langford conveyed their one-half interest in the estate to the grantors herein, and this deed is in partition and division of the estate.

The plat referred to above has been recorded in Plat Book QQ at Page 121.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anyway incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and her 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 21st day of January in the year of our Lord One Thousand Nine Hundred and Sixty.

Signed, Sealed and Delivered in the Presence of

Gene D. Franklins (Seal)
J. B. Morgan (Seal)

Julius E. Webb (Seal)
Emma Ruth L. Webb (Seal)
(Seal)
(Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Gene D. Franklins

and made oath that she saw the within named grantor(s) Julius E. Webb and Emma Ruth L. Webb sign, seal and as their act and deed deliver the within written deed, and that she, with J. B. Morgan witnessed the execution thereof.

Sworn to before me this 23rd day of January, A. D., 19 60. Gene D. Franklins (Seal) Notary Public for South Carolina

STATE OF SOUTH CAROLINA, Greenville County } RENUNCIATION OF DOWER I, James B. Morgan Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Emma Ruth L. Webb wife of the within named Julius E. Webb 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 Hazel L. Watts, her Heirs and Assigns, all her interest and estate, and also 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 23rd day of January, A. D., 19 60. James B. Morgan (Seal) Notary Public for South Carolina Emma Ruth L. Webb

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 25th day of January 19 60, at 10:45 A.M. M., No. #20895 NEW SURVEY

505-7-26.2 OUT OF 505-7-26