

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY



Know All Men by These Presents:

That J. J. Warden and Dora M. Warden in the State aforesaid, in consideration of the sum of Ten and No/100 (\$10.00) and other valuable considerations, and 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

Cornelius F. Tolle, Jr., and Lucretia M. Tolle, their heirs and assigns, ALL that certain piece, parcel or lot of land with, the buildings and improvements thereon situate, lying and being on the northerly side of Wedgewood Avenue, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 13, Section 9, according to plat of Cross Street

as recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book "A" at pages 73 and 79, and having, according to more recent survey shown on plat of property of Leland W. Kelley as recorded in the said R.M.C. Office in Plat Book "R" at page 33, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northwestern side of Wedgewood Avenue, said pin being 214 feet northeast of the northeast corner of the intersection of Wedgewood Avenue with Broughton Drive, and running thence N. 51-30 E., 117.2 feet to an iron pin; thence with the line of Lot 1, N. 33-52 E., 117.2 feet to an iron pin; thence N. 33-50 E., 200.0 feet to an iron pin on the northwestern side of Wedgewood Avenue; thence along said Wedgewood Avenue, S. 52-10 E., 53.5 feet to an iron pin at the point of beginning.

The herein named grantee agrees to pay the 1961 taxes on the above described property.

The above described property is subject to building restrictions contained in an agreement between Leland W. Kelley and T. C. Stone, et al., dated October 1, 1940, recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Volume 324 at page 367. For True Consideration See Affidavit

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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 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 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) hands and seal this 1st day of September in the year of our Lord One Thousand Nine Hundred and Sixty-one

Signed, Sealed and Delivered in the Presence of

Gerathy T. McClung
William B. Traxler

J. J. Warden (Seal)
Dora M. Warden (Seal)



State of South Carolina,
Greenville County

Personally appeared before me DOROTHY T. McCLUNG,

and made oath that she saw the within named grantor(s) J. J. Warden and Dora M. Warden sign, seal and as their act and deed deliver the within written deed, and that she, with William B. Traxler witnessed the execution thereof.

Sworn to before me this 1st day of September, A. D. 1961
William B. Traxler (Seal)
Notary Public for South Carolina

Gerathy T. McClung

State of South Carolina,
Greenville County

RENUNCIATION OF DOWER

I, *William B. Traxler* Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Dora M. Warden, wife of the within named J. J. Warden 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 Cornelius F. Tolle, Jr. and Lucretia M. Tolle, 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 1st day of September, A. D. 1961
William B. Traxler (Seal)
Notary Public for South Carolina

Dora M. Warden

Cancelled documentary stamps attached: S. C. \$.....; U. S. \$.....
Recorded this 2nd day of September, 1961, at 8:54 A.M., No. #5998

183.2-2-10