

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

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY, LILLIE FARNSWORTH, R. M. C.

Know All Men by these Presents:

R. M. Combs, as Executor under the Will of Courtney J. Combs, That and Lois P. Combs in the State aforesaid, in consideration of the sum of Five Thousand Five Hundred (\$5,500.00) 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 James Theodore, his heirs and assigns,

All that certain lot of land in the State of South Carolina, County of Greenville, in the City of Greenville, being shown and designated as Lot 32 on Plat of Essex Court, recorded in Plat Book W at Page 31, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Essex Court, at the joint front corner of Lots 31 and 32, which pin is 375 feet in a northerly direction from Gilfillin Road, and running thence N. 86-15 E. 123.5 feet to an iron pin; thence S. 5-52 E. 60.04 feet to an iron pin at the rear corner of Lot 33; thence with line of Lot 33, S. 86-15 W. 125.7 feet to pin on the eastern side of Essex Court; thence with Essex Court N. 3-45 W. 60 feet to the point of beginning.

Said premises being the same conveyed to C. J. Combs by deed recorded in Deed Book 593 at Page 404; the said C. J. Combs died testate January 8, 1964 and this deed is executed pursuant to authority contained in his will duly admitted to probate in Warren County, Ohio, authenticated copy thereof being duly filed in the Office of the Probate Court for Greenville County, S. C. The grantor, Lois P. Combs, joins in the execution of this deed solely for the purpose of removing any question as to dower interest.



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 his 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 1st day of September, in the year of our Lord One Thousand Nine Hundred and Sixty-Four.

Signed, Sealed and Delivered in the Presence of

Paul N. Herdman, Pauline Johnson

R. M. Combs, as Executor under the will of Courtney J. Combs, Lois P. Combs

STATE OF SOUTH CAROLINA, Greenville County, WARREN

Personally appeared before me Pauline Johnson R. M. Combs, as Executor under the will and made oath that he saw the within named grantor(s) of Courtney J. Combs, and Lois P. Combs sign, seal and as their act and deed deliver the within written deed, and that he, with Pauline Johnson witnessed the execution thereof.

Sworn to before me this 1st day of September, A. D., 1964 Paul N. Herdman (Seal) Notary Public for South Carolina

Pauline Johnson

My commission expires has no expiration date.

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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 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 day of A. D., 19 (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 15th day of September 1964, at 12:08 P. M., No. 8125

519-274.4-1-103