

TITLE TO REAL ESTATE - Prepared by WILLIAM L. BOUTON, Attorney at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that CHARLES H. LAWTON, T. OREGON LAWTON AND F. A. LAWTON, JR.

in consideration of THREE AND NO/100THS (\$3.00)-----Dollars, AND DIVISION OF THE ESTATE OF EDITH H. LAWTON, DECEASED the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto CAROLINE M. LAWTON, HER HEIRS AND ASSIGNS:

ALL our undivided interests in that certain piece, parcel or lot of land, situate, lying and being in the City and County of Greenville, State of South Carolina, shown on a plat of Melville Land Company Property recorded in the RMC Office for Greenville County in Plat Book A at Page 99, consisting of the major portion of Lots 1 and 2 on said plat, and being described as follows:

BEGINNING at an iron pin at the southeast corner of the intersection of Arlington Avenue and Sumner Street and running thence along the southern side of Arlington Avenue, S. 71-13 E. 146.25 feet to an iron pin; thence along a new line through said lots S. 16-48 W. 102.9 feet to an iron pin; thence along the line of Lot No. 3 N. 75-30 W. 145.33 feet to an iron pin; thence along the eastern side of Sumner Street N. 16-20 E. 104.75 feet to the point of beginning. This being the western portion of the aforesaid lots.

This deed being executed in the settlement of the Estate of Edith H. Lawton, deceased, as will appear in the Probate Court for Greenville County in Apartment 975, File No. 17.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 30th day of July 1970.

SIGNED, sealed and delivered in the presence of:
William L. Bouton (SEAL)
Linda C. Brewster (SEAL)
Charles H. Lawton (SEAL)
T. Oregon Lawton, Jr. (SEAL)

STATE OF SOUTH CAROLINA } PROBATE
COUNTY OF Greenville } Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.
SWORN to before me this 30th day of July 1970
Linda C. Brewster (SEAL)
William L. Bouton
Notary Public for South Carolina.
My Commission expires February 18, 1980

STATE OF SOUTH CAROLINA } RENUNCIATION OF DOWER (Caroline M. Lawton being
COUNTY OF Greenville } the wife of F. A. Lawton, Jr.)
I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.
GIVEN under my hand and seal this 30th day of July 1970
Linda C. Brewster (SEAL)
Charles H. Lawton
F. A. Lawton, Jr.
Notary Public for South Carolina
My Commission expires February 18, 1980
RECORDED this 4th day of August 1970 at 4:52 P. M., No. #2827