

JUN 29 11 52 AM '71

TITLE TO REAL ESTATE--Prepared by PYLE & PYLE, Attorneys at Law, Greenville, S. C.

OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that ---Madge B. Howard-----

in consideration of --Twelve Thousand, Nine Hundred, Ninety-Five and No/100--Dollars, (\$12,995.00)----- the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto --Verner Ross, his heirs and assigns, forever:

ALL that piece, parcel or lot of land situate, lying and being in the City of Greenville, Greenville County, South Carolina, being shown as Lot No. 1 in a subdivision of land conveyed to James B. League by Kate Hyde Sloan, recorded in Deed Book 819 at Page 341 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Westfield Street approximately 60 feet from the intersection of Hyde Street and Westfield Street and running thence N. 69-15 W. 174.5 feet to an iron pin; thence S. 21 W. 48.6 feet to an iron pin; thence S. 69-15 E. 174.5 feet to an iron pin on Westfield Street; thence with Westfield Street N. 21 E. 48.6 feet to the point of beginning.

ALSO: All the right, title, interest and estate of grantor in and to the use of a 100 feet strip of land on the adjoining lot as specifically set forth in deed recorded in Deed Book 41 at Page 619.

The foregoing is identically the same conveyed to grantor in Deed Book 222 at Page 180.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, appearing of record, on the premises, or on the recorded plat, which affect the property hereinabove described.



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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 29<sup>th</sup> day of

June 19 71. Madge B. Howard (SEAL)

SIGNED, sealed and delivered in the presence of:

C. Victor Pyle (SEAL)  
H. J. Howard (SEAL)

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

PROBATE

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 29<sup>th</sup> day of June 19 71.

C. Victor Pyle (SEAL)  
Notary Public for South Carolina

H. J. Howard (SEAL)

My Commission Expires: 11-18-80

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

NO RENUNCIATION OF DOWER WOMAN GRANTOR

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) 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 29<sup>th</sup> day of June 19 71.

C. Victor Pyle (SEAL)  
Notary Public for South Carolina

RECORDED this 29<sup>th</sup> day of June 19 71, at 11:12 A. M., No. #31927

500-51-3-17