

E.R. Horton, Jr.

DEED TO

T.O. Lawton, Jr.

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, E.R. Horton, Jr.

in the State aforesaid in consideration of the sum of Ten dollars and other good and valuable consideration DOLLARS, to me in hand paid at and before the sealing of these presents by T.O. Lawton, Jr.

(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

T.O. Lawton, Jr. All that certain lot of land situate in Ward 2 of the City of Greenville and County and State aforesaid, being a portion of Boyce addition of the City of Greenville, having the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of East North Street, corner of Lot No. 3, of Block No. 7, and running thence with line of lot No. 3 S. 15 E. one hundred twenty-six (126) feet and one (1) inch to an iron pin on a ten (10) foot alley; thence with said alley N. 76-45 E. fifty-two (52) feet to an iron pin; thence N. 15 W, one hundred twenty-six (126) feet and one (1) inch to an iron pin on the south side of East North Street; thence with said North Street S. 76-45 W. fifty-two (52) feet to the beginning corner, being the western portion of lot No. 4, of Block No. 7, as shown on plat of Boyce Addition, recorded in Plat Book A., page 179, and being the same lot conveyed to me by D.B. Traxler by deed dated October 25th, 1911, and recorded in Deed Book 13, at page 582.

Upon condition, however, which is part of the consideration of this deed that the purchaser, nor his grantee, or grantees, heirs or assigns, shall not erect a building costing less than Fifteen hundred (\$1,500.00) Dollars complete, nor within fifteen feet from the line of side-walk abutting said property, which condition is hereby declared to be a condition subsequent.

Subject however, to a mortgage given by me to Piedmont Savings & Investment Company on October 25th, 1911 to secure a note for Eleven hundred twenty-five and no/100 (1,125.00) Dollars, dated October 7th, 1911, the said mortgage being recorded in R.M.C. office for Greenville County in Book 10, page 253; it being understood and agreed that the grantee herein assumes the payment of the said note and mortgage as part of the consideration for this deed.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in any-wise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said T.O. Lawton, Jr., his heirs and assigns, forever

AND I do hereby bind myself, my heirs, executors and administrators, to warrant and forever defend, all and singular, the said premises unto the said T.O. Lawton, Jr., his

heirs and assigns, against me, and my heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this 12th day of June in the year of our Lord one thousand nine hundred and twelve and in the one hundred and thirty-sixth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of E.R. Horton, Jr. (L. S.) F.I. Osborne, (L. S.) Annie C. Jackson, (L. S.)

NORTH STATE OF SOUTH CAROLINA,

COUNTY OF Mecklenburg

PERSONALLY appeared before me, F.I. Osborne

and made oath that he saw the within named E.R. Horton, Jr. sign, seal, and as his act and deed, deliver the within written Deed; and that he, with Annie C. Jackson witnessed the execution thereof.

SWORN to before me, this 12th day of June A. D. 1912

F.I. Osborne

Norman A. Cocke (L. S.) Commissioner for South Carolina in North Carolina

NORTH STATE OF SOUTH CAROLINA,

RENUNCIATION OF DOWER.

COUNTY OF Mecklenburg

in North Carolina

I, Norman A. Cocke, Commissioner for South Carolina do hereby certify unto all whom it may concern that Mrs. Rita A. Horton wife of the within named E.R. Horton, Jr. 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 the within named T.O. Lawton, Jr., his 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 12th day of June A. D. 1912

Rita A. Horton

Norman A. Cocke (L. S.) Commissioner for South Carolina in North Carolina

Recorded for June 28th, 1912.