

TITLE TO REAL ESTATE—G.T. 202

43205 PROVENCE—JARRARD CO.—GREENVILLE

STATE OF SOUTH CAROLINA, }
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, George Galphin

in the State aforesaid
in consideration of the sum of One Thousand and no/100 (\$1000.00)

to me Dollars,
in hand paid, at and before the sealing of these presents by C. C. Smawley and J. W. Smawley

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 C. C. Smawley and J. W. Smawley (the names filled in in ink was done so before execution H. Caldwell)

All that piece, parcel and tract of land situated about eight miles Southwest of Greenville on what is known as the Grove Road and being a portion of the land deeded to me by M. R. Phillips dated March 1, 1940 and recorded in R. M. C. Office for Greenville County South Carolina in Vol. 219 at page 55. This tract containing twenty five (25) acres as shown by survey made by Dalton and Neves April 1940 with metes and bounds as follows:

Beginning at an iron pin at the center of the old Grove Road and running thence along the line of Mitchell Lands, 2, 135 ft. N. 11-40 W. to an iron pin; thence along the Rosamond Land 708 ft. to an iron pin N. 85-45 W.; thence along the remaining lands of the above named Phillip's tract, now belonging to me 2,270 ft. S. 21-15 E. to an iron pin in center of old Grove Road; thence 301.7 ft. N. 85-30 E. to the beginning corner.

The above described land is the same conveyed to me by _____ on the _____ day of _____ 19____, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book _____, Page _____

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 premises before mentioned unto the said C. C. Smawley and J. W. Smawley, their 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 C. C. Smawley and J. W. Smawley, their 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 Sixteenth day of April in the year of our Lord one thousand nine hundred and forty and in the one hundred and sixty fourth year of the Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of George Galphin (L. S.)
Howard Caldwell (L. S.)
W. J. Patterson (L. S.)

S. C. Stamps Cancelled, \$ 2 and 00 cents
U. S. Stamps Cancelled, \$ 1 and 00 cents

STATE OF SOUTH CAROLINA, }
Greenwood County

PERSONALLY appeared before me Howard Caldwell
George Galphin

and made oath that he saw the within named his act and deed, deliver the within written Deed; and that he, with W. J. Patterson witnessed the execution thereof.

SWORN to before me, this 16th day of April A. D. 1940
W. J. Patterson (L. S.)
Notary Public for South Carolina Howard Caldwell

STATE OF SOUTH CAROLINA }
Greenwood County

RENUNCIATION OF DOWER

I, W. J. Patterson, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Emma W. Galphin the wife of the within named George Galphin

did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named C. C. Smawley & J. W. Smawley, their

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 16th day of April Anno Domini 1940
W. J. Patterson (L. S.)
Notary Public for South Carolina Mrs. Emma W. Galphin

Recorded April 17th 1940 at 4:30 o'clock, P. M. BY: E.G.