

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Grace Hudgens

in the State aforesaid. in consideration of the sum of Fifteen Hundred Dollars (\$1500.00) and the assumption of mortgage indebtedness hereinafter described

to me in hand paid, at and before the sealing of these presents by G. C. McElrath and Mrs. Olivia Smith McElrath (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 G. C. McElrath and Mrs. Olivia Smith McElrath

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

in Ward 2 of the City of Greenville on the North side of East Stone Avenue, being known and designated as Lot No. 19 and 4 1/2 feet of the Eastern side of Lot No. 18 on a Plat of property of Mountain City Land and Improvement Company as shown by Plat recorded in Deed Book VV, page 542, R. M. C. Office for Greenville County, and having according to Survey and Plat by Pickell & Pickell, Engineers, made January 11, 1945, the following metes, bounds, courses and distances, to-wit:

Beginning at an iron pin on the North side of East Stone Avenue, corner of Lot No. 20; and running thence with the North side of said East Stone Avenue N. 73 W. 59 feet to an iron pin; thence N. 17 E. 206.5 feet to an iron pin; thence S. 73 E. 59 feet to an iron pin, corner of Lot No. 20; thence with the line of that Lot S. 17 W. 206.5 feet to the beginning corner.

As a part of the consideration the grantees herein agree to assume and pay on certain note and mortgage given by the grantor to the Shenandoah Life Insurance Company of Roanoke, Virginia, in the original amount of \$4500.00 with a balance due as of this date of \$4250.08. The grantees are to pay 1945 taxes.

The above described land is the same conveyed to me by Lena W. Glover on the 18th day of January 1945, deed recorded in office of Register of Mesne Conveyance for Greenville County, in Book 271 Page 198

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 G. C. McElrath and Mrs. Olivia Smith McElrath, 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 G. C. McElrath and Mrs. Olivia Smith McElrath, 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 26th day of November in the year of our Lord one thousand nine hundred and forty-five and in the one hundred and sixty-ninth year of the Independence of the United States of America.

Signed, sealed and Delivered in the Presence of Grace Hudgens (L. S.) Annie Lou Smith (L. S.) J. B. Hall (L. S.)

S. C. Stamps Cancelled, \$ 3 and 00 cents. U. S. Stamps Cancelled, \$ 1 and 65 cents.

THE STATE OF SOUTH CAROLINA, }
Greenville County.

PERSONALLY appeared before me Annie Lou Smith Grace Hudgens

and made oath that she saw the within named her sign, seal, and as J. B. Hall act and deed, deliver the within written Deed; and that she, with J. B. Hall witnessed the execution thereof.

SWORN to before me, this 26th day of November A. D., 1945 J. B. Hall (L. S.) Notary Public for South Carolina Annie Lou Smith

THE STATE OF SOUTH CAROLINA, }
Greenville County.

RENUNCIATION OF DOWER

I, a Notary Public do hereby certify unto all whom it may concern, that Mrs. the 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 the within named

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., 1945 (L. S.) Notary Public for South Carolina