

TITLE TO REAL ESTATE—Prepared by ANSEL M. HAWKINS, Attorney at Law, Greer, South Carolina.

APR 29 2 54 PM 1952

State Of South Carolina
Greenville COUNTY

Know All Men by These Presents:

That I, William J. Martin, Jr., in consideration of the sum of Nine Hundred (\$900.00) in the State aforesaid, DOLLARS,

Winston D. Smith to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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

Winston D. Smith and his heirs and assigns forever:

All that certain parcel or lot of land situated on the South side of Carey Avenue in the City of Greer, Chick Springs Township, Greenville County, State of South Carolina, designated as all of Lot No. 19 and a part of Lot No. 21 of the W.C. Smith Property, according to survey and plat thereof by H.S. Brockman, Surveyor, dated May 25, 1936, and having the following courses and distances, to wit:

Beginning at an iron pin on the South side of Carey Avenue, corner of Lots Nos. 17 and 19, and running thence along Lot No. 17, S. 27.22 W. 162.7 feet to an iron pin on rear line of Lot No. 18; thence with the rear line of Lot No. 18 and 20, S. 61.02 E. 64.2 feet to an iron pin, corner of Lots Nos. 19, 20 and 21; thence S. 69.37 E. 29.5 feet to an iron pin; thence a new line, N. 24.32 E. 163.8 feet to an iron pin on the South side of Carey Avenue; thence with the South side of Carey Avenue, N. 67.25 W. 28.5 feet to an iron pin, corner of Lots Nos. 19 and 21; thence continuing with the south side of Carey Avenue, N. 63.04 W. 57 feet to the beginning corner.

This is the same property conveyed to William J. Martin, Jr., by deed of W.J. Martin, recorded in Deed Book 411, page 419, R.M.C. Office for Greenville County.

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 said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 28th day of April in the year of our Lord One Thousand Nine Hundred and fifty-two.

Signed, Sealed and Delivered in the Presence of

H.D. Hawkins

Ansel M. Hawkins

William J. Martin, Jr.



State of South Carolina
Greenville COUNTY

Personally appeared before me Ansel M. Hawkins

and made oath that he saw the within named grantor(s) William J. Martin, Jr.,

sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 28th day of April, A. D. 1952.

H.D. Hawkins

Notary Public for South Carolina

Ansel M. Hawkins

State of South Carolina
Greenville COUNTY

RENUNCIATION OF DOWER

I, Ansel M. Hawkins Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Sarah P. Martin wife of the within named William J. Martin, 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 Winston D. Smith and 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 28th day of April, A. D. 1952.

Ansel M. Hawkins

Notary Public for South Carolina

Sarah P. Martin

Cancelled documentary stamps attached: S. C. S. U. S. S. Recorded this 29th day of April 1952, at 2:59 P. M., No. 9921

G1-10-17.1