

STATE OF SOUTH CAROLINA NOV 1 3 27 PM 1955
GREENVILLE COUNTY

OLLIE FARNSWORTH
R. M. C. Know All Men by These Presents:

That We, George K. Nickles and Ouita Fae Nickles

in the State aforesaid,

in consideration of the sum of Six Thousand and No/100----- DOLLARS,
and exchange of real estate valued at Ten Thousand (\$10,000.00) Dollars,
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 Marvin T. Wharton, his heirs and assigns forever

All that certain piece, parcel or lot of land in Greenville Township, County of Greenville, State of South Carolina, situate, lying and being in Ward 2 of the City of Greenville, on the north side of Poinsett Avenue, being known and designated as a portion of Lot No. 48 of the W. C. Cleveland property and having a frontage on Poinsett Avenue of 70 feet and a depth along parallel lines of 157.5 feet, more or less, and a width in the rear of 75 feet, more or less, being the same lot conveyed to the grantors herein by deed of Minnie J. Scott dated February 28, 1949 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 374, page 303. For a more detailed description see Plat Book "B", at page 11 and Plat Book "G", at page 156. By a more recent survey, the lot in question is described by courses and distances as follows:

Beginning at an iron pin on the north side of Poinsett Avenue, at joint front corner of Lots Nos. 47 and 48 on the Cleveland plat and runs thence with the line of Lot No. 47, N. 26-59 E. 161.3 feet, more or less, to an iron pin at corner of lot now or formerly owned by Manning W. Jones; thence with the Jones line in a westerly direction 72 feet, more or less, to an iron pin at corner of Jones lot which is in the joint line of Lots Nos. 48 and 49 on the Cleveland plat; thence with the line of Lot No. 49, S. 26-59 W. 157.5 feet, more or less, to an iron pin on the north side of Poinsett Avenue; thence with the north side of Poinsett Avenue, S. 63-01 E. 70 feet to the beginning corner.



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 1st day of November in the year of our Lord One Thousand Nine Hundred and fifty-five.

Signed, Sealed and Delivered in the Presence of

Robert N. Daniel, Jr. (Seal)
Christine B. Giles (Seal)
George K. Nickles (Seal)
Ouita Fae Nickles (Seal)

State of South Carolina, Greenville County Personally appeared before me Christine B. Giles

and made oath that s he saw the within named grantor(s) George K. Nickles and Ouita Fae Nickles sign, seal and as their act and deed deliver the within written deed, and that s he, with Robert N. Daniel, Jr. witnessed the execution thereof.

Sworn to before me this 1st day of November, A. D. 19 55.
Robert N. Daniel, Jr. (Seal)
Notary Public for South Carolina

State of South Carolina, Greenville County I, Robert N. Daniel, Jr. Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Ouita Fae Nickles wife of the within named George K. Nickles 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 Marvin T. Wharton, 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 1st day of November, A. D. 19 55.
Robert N. Daniel, Jr. (Seal)
Notary Public for South Carolina
Ouita Fae Nickles

Cancelled documentary stamps attached: S. C. \$-----; U. S. \$-----
Recorded this First day of November 19 55 at 3:27 P.M. No. #28423

