

TITLE TO REAL ESTATE—Offices of Leatherwood, Walker, Todd & Pineda Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE, S. C.

VOL 992 PAGE 401 ✓

JAN 17 2 47 PM '74

KNOW ALL MEN BY THESE PRESENTS, that

CHARLES CONNORS TANKERSLEY
R.M.C.

See Affidavit
Book 38 Page 215

in consideration of Ten Dollars (\$10.00) and other valuable consideration

Dollars.

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s), the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto

CLARENCE B. MARTIN, JR., his heirs and assigns forever:

All the Grantor's undivided one-half (1/2) interest in and to:

All those certain pieces, parcels or lots of land situate, lying and being on the north side of Watson Street in the City of Greenville, County of Greenville, State of South Carolina, being shown and designated as Lots 34, 35, 36 and 37 on Plat of Carver Park recorded in the Greenville County RMC Office in Plat Book AA, page 187 and being described together according to said Plat as follows:

BEGINNING at an iron pin on the north side of Watson Street at the joint front corners of Lots 33 and 34 and running thence with the joint line of said Lots N. 47-0 W. 122.7 feet to an iron pin; thence along the rear of Lot 34 S. 43-0 W. 29.2 feet to an iron pin; thence along the rear of Lot 35 S. 80 W. 28 feet to an iron pin; thence with the rear line of Lot 36 S. 80 W. 27 feet to a point and N. 89-41 W. 28 feet to a point; thence with the line of Lot 37 N. 89-41 W. 60 feet to an iron pin at the northwestern corner of Lot 37; thence with the western boundary line of Lot 37 S. 0-19 W. 120 feet to an iron pin on the north side of Watson Street; thence with Watson Street S. 89-45 E. 60 feet to a point; thence S. 89-45 E. 61 feet to a point; thence S. 89-45 E. 22.8 feet to a point; thence with the curve of the Street, the chord of which is N. 66-53 E. 50.5 feet to a point; thence N. 44-51 E. 73 feet to the point of beginning.

- 519-199.2-4-26, 27, 28, 29

This is the same property conveyed by Martin Realty Co. to C. B. Martin, Jr. and C. S. Martin by deed dated July 31, 1970 and recorded in the RMC Office for Greenville County in Deed Book 895 at Page 377.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 14 day of January, 1974.

SIGNED, sealed and delivered in the presence of:

Charles S. Martin (SEAL)
James H. Watson (SEAL)
Samuel A. Guenther (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed, deliver the within written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 14 day of January 19 74

Charlotte J. Phillips (SEAL) *Samuel A. Guenther* (SEAL)
Notary Public for South Carolina
My commission expires: 10-16-83

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 14 day of January 19 74

Charlotte J. Phillips (SEAL) *James H. Watson*
Notary Public for South Carolina
My commission expires: 10-16-83

RECORDED this day of JAN 17 1974 at M., No. 17970