

TITLE TO REAL ESTATE—Prepared by LOVE, THORNTON & BLYTHE, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

WHEREAS, Annie W. Toler by deed recorded in Volume 396 at Page 273, conveyed the premises hereinafter described, and WHEREAS, the deed was defective both as to description and the habendum clause, and WHEREAS it is desirable to perfect the title in the grantee, NOW IN REFERENCE

Know All Men by These Presents:

That I, Annie W. Toler in the State aforesaid, in consideration of the sum of One Dollar and recitals 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 W. W. Broom and Opal Broom, their heirs and assigns forever:

All that piece, parcel or lot of land in Greenville County, State of South Carolina, in Bates Township, being known and designated as lot 61, according to a plat of Meadowbrook Farms, made by W. J. Riddle, October 1941, said plat being recorded in the R.C. Office in Plat Book M at Page 195, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin in the joint front corner of tracts 61 and 30, and running thence S. 29-55 E. 162 feet to stake; thence S. 57-45 E. 730 feet, more or less, to iron pin; thence S. 12-30 W. 168 feet to branch; thence up the meanders of the branch, N. 6-30 W. 215 feet; thence continuing along branch S. 72 W. 213 feet; thence continuing with branch S. 13-15 W. 120 feet to point in Toler to 1; thence along Toler to 1, S. 45-21 W. 25 feet to pin; thence continuing along railroad, S. 23 E. 130 feet, thence S. 3-11 W. 17 feet; thence S. 21-0 W. 314 feet; thence S. 43-15 W. 150 feet to pin, the point of beginning.

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 their 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 24 day of October in the year of our Lord One Thousand Nine Hundred and Fifty-three

Signed, Sealed and Delivered in the Presence of
Katherine W. Gregory
B.H. Trammell
Annie W. Toler (Seal)
(Seal)
(Seal)
(Seal)

STATE OF SOUTH CAROLINA, Greenville County } Personally appeared before me Katherine Gregory

and made oath that she saw the within named grantor(s) Annie W. Toler sign, seal and assent to the act and deed deliver the within written deed, and that she, with B.H. Trammell witnessed the execution thereof.

Sworn to before me this 24th day of October, A. D. 1953
B.H. Trammell (Seal)
Notary Public for South Carolina

Katherine W. Gregory

STATE OF SOUTH CAROLINA, Greenville County } I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. 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 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. 1953
Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$; U. S. \$
Recorded this 9th day of November, 1953, at 10:07 A.M., No. #24435