

FEB 3 10 57 AM 1961

TITLE TO REAL ESTATE—Office of Carter & Hill, Attorneys at Law, 224 Lawyers Building, Greenville, S. C.

BOOK 087 PAGE 354

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

Know All Men by These Presents:

That I, Lillie S. Chapman in the State aforesaid, in consideration of the sum of One and no/100 (\$1.00) DOLLARS, love and affection and assumption of mortgage set out below. 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 Sara Frances C. Martin and Thomas W. Martin, their heirs and assigns, reserving, however, a life estate to myself.

The grantor by this conveyance reserves to herself a life estate in the aforementioned premises.

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina with the buildings thereon, lying and being on the Easterly side of Welcome Street, near the City of Greenville, being shown as Lot No. 23 on the plat of property of Talmer Cordell as recorded in the R. M. C. Office for Greenville County, S.C. in Plat Book "X", page 179 and having according to the said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Welcome Street at a point 178 feet South of the Southeast corner of the intersection of Welcome Street and Welcome Road; the joint front corner of lots 23 and 24, and thence along the Easterly side of Welcome Street, S. 14-0 E. 60 feet to an iron pin, joint front corner of Lots Nos. 22 and 23; thence along the joint line of Lots Nos. 22 and 23 N. 76-0 E. 160 feet to an iron pin; thence N. 14-0 E. 60 feet to an iron pin, joint rear corner of Lots Nos. 23 and 24; thence along the joint line of Lots Nos. 23 and 24 S. 76-0 E. 160 feet to the point of beginning.

The Grantor is the owner of the aforementioned property except for the interest of her minor son, Larry Chapman. She received this property upon the demise of her husband, B. C. Chapman, see Probate Court records Apt. File and by way of conveyance from her other children. See Deed Book 529, page 227.

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 1st day of February in the year of our Lord One Thousand Nine Hundred and Sixty One.

Signed, Sealed and Delivered in the Presence of

Anna H. Harris (Signature)
Leo H. Hill (Signature)

Lillie S. Chapman (Seal)
Lillie S. Chapman (Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina, Greenville County

Personally appeared before me Anna H. Harris

and made oath that s he saw the within named grantor(s) Lillie S. Chapman sign, seal and as her act and deed deliver the within written deed, and that s he, with Leo H. Hill witnessed the execution thereof.

Sworn to before me this 1st day of February, A. D. 19 61

Anna H. Harris (Signature)
Notary Public for South Carolina

State of South Carolina, Greenville County

RENUNCIATION OF DOWER GRANTOR FEMALE.

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 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 day of A. D. 19 (Seal) Notary Public for South Carolina

Cancelled documentary stamps attached: S. C. \$ U. S. \$ Recorded this 3rd day of February 19 61, at 10:57 A.M., No. #19314

The Grantee herein assumed and agrees to pay the balance due upon a mortgage to C. Douglas Wilson & Co. having a balance of \$5,106.58

111-1-142