

STATE OF SOUTH CAROLINA, }

COUNTY OF Greenville,

KNOW ALL MEN BY THESE PRESENTS, That I, J.J. McSwain,

in the State aforesaid

in consideration of the sum of Four thousand five hundred (\$4500.00) Dollars,

to me in hand paid at and before the sealing of these presents by

C.P. Simmons,

(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

C.P. Simmons, all that lot or parcel of land in said County and State in Ward One of Greenville City, Beginning at a stake at Lipscomb's corner, South side of Hampton Ave.; thence with said Avenue fifty-one (51) feet to Waddill's corner; thence with Waddill's line One hundred and fifty (150) feet to a fifteen foot alley, known as Quanton Street; thence with said Street or alley fifty one (51) feet to Lipscomb's line, One hundred and fifty (15) feet to the beginning corner, containing 7650 square feet, being the same lot conveyed to me by John T. Woodside on April 5th 1905, recorded in R.M.C. office in Book O.O.O. page 98, and to John T. Woodside conveyed by T.Q. Donaldson, Jr. on January 29th 1896 recorded in book Z.Z. page 722 to said T.Q. Donaldson Jr. by T.Q. Donaldson, Sr. being the place known as 427 Hampton Avenue now occupied by me.

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 said

C.P. Simmons, his

heirs and assigns, forever.

AND I do hereby bind me and my

heirs, executors and administrators, to warrant and

forever defend all and singular the said premises unto the said

C.P. Simmons, his

heirs and assigns, against me and my heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS my hand and seal, this 4th day of January A. D. 1908

in the year of our Lord one thousand, nine hundred and eight and in the one hundred and 32nd year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

J.J. McSwain, (L. S.)

Lillie L. Johnson, (L. S.)

Jas. H. Price, (L. S.)

THE STATE OF SOUTH CAROLINA, }

COUNTY OF Greenville,

PERSONALLY appeared before me Lillie L. Johnson

and made oath that she saw the within named J.J. McSwain

sign, seal, and as his act and deed deliver the within written deed, and that she, with Jas. H. Price

witnessed the execution thereof.

SWORN to before me, this 4th day of

January A. D. 1908

Lillie L. Johnson

Jas. H. Price, (L. S.)
Notary Public for S. C.

THE STATE OF SOUTH CAROLINA, }

Renunciation of Dower.

COUNTY OF Greenville,

I, James H. Price, as Not. Pub. S.C.

do hereby certify unto all whom it may concern, that

Mrs Sarah McSwain wife of the within named J.J. McSwain

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 the within named C.P. Simmons, 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 4th day of

January A. D. 1908

Sarah McSwain,

Jas. H. Price, (L. S.)
Notary Public for S. C.

Recorded for January 4th, 1908 190