

State of South Carolina,

Form 14—Title to Real Estate

Revised 1976

Feb 11 4 30 PM '65

RECORDED
INDEXED
DORCHESTER COUNTY

VOL 531 323

WHEREAS, Albert W. Wagers died intestate on January 20, 1975, leaving as his sole heirs his widow, Ruby C. Wagers, and their children, Walter S. Wagers, Nollie Woodrow Wagers, Alma W. Hutson, Annie Mae W. Moore, Kay W. Ryals and James Patrick Wagers,

NOW, THEREFORE,

KNOW ALL MEN BY THESE PRESENTS, THAT

We, Ruby C. Wagers, Walter S. Wagers, Nollie Woodrow Wagers, Alma W. Hutson, Annie Mae W. Moore and Kay W. Ryals,

in the State aforesaid _____ in consideration of the sum of
One and NO/100 (\$1.00) _____ DOLLARS,
being the full and true consideration,
to us _____ in hand paid at and before the sealing of these presents by James Patrick Wagers,

in the State aforesaid _____ 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 James Patrick Wagers,

All of our undivided right, title, interest, estate and inheritance,
in and to the following real estate, to wit:

All that certain piece, parcel or tract of land, situate, lying and
being in Givhans Township, County of Dorchester, State of South Carolina,
measuring and containing two and thirty-nine hundredths (2.39) acres,
more or less, butting, bounding, and measuring, as shown by the plat here-
inafter referred to, as follows: Northeast by lands of the estate of
Albert Wagers, 496.89 feet; Southeast by U. S. Highway No. 15, 200 feet;
Southwest by lands of the estate of Albert Wagers, 558.7 feet; and North-
west by lands of the estate of Corbett Wagers, 200 feet.

The real estate above described is delineated on a plat of property
surveyed for James Patrick Wagers by John F. Murphree, R. L. S., dated
December 18, 1984, said plat being recorded in the office of the Clerk of
Court for Dorchester County in Plat Cabinet E-134, and by reference in-
corporated herein and made a part and parcel hereof.

Being a portion of the same property which was conveyed to Albert W.
Wagers by Deed dated April 14, 1945, and recorded in the Clerk's office
aforesaid in Deed Book 82, page 64.

Address of grantee: Rt. 1, Box 86
St. George, S. C., 29477

In the event the grantee desires to sell the property above described,
the grantors shall be given first refusal to purchase the same before the
land is offered for sale to others.

THIS 23 00 00 117
THE DAY OF Feb 1985