

ABSTRACT OF TITLE

OF

JOHN H. COOPER

TO

All that lot of land, situate, lying and being in the County of Richland, and in the State aforesaid, bounded on the North by the Camden Road and measuring thereon fifty-two (52') feet, more or less, on the East by lot now or formerly of Richard Jones and measuring thereon two hundred eight feet (208') more or less, on the South by lot of Green Jones, and on the West by lot of Adam Brooks, formerly G. L. Dial.

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This abstract prepared by Charles I. Dial, Attorney at Law, Columbia, S. C., for the Columbia Housing Authority, and covers the period of 50 years last past.

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From the records of Richland County I find the chain of title to run as follows:

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John C. B. Smith        ) Deed - Fee simple, general warranty.  
                          ) Dated April 17, 1874.  
                          ) Recorded April 25, 1874.  
                          ) Consideration - \$600.00.  
                          ) Dower - Renounced.  
                          )  
                          )  
                          )  
                          )  
                          )  
J 346.                    )

Conveys all that tract, piece or parcel of land, situate, lying and being in the County of Richland, State aforesaid, containing seven acres and sixteenths of an acre, more or less, and bounded as follows, that is to say: on the North by the Camden Road, East by lands of Mrs. Wade Hampton, South by lands formerly of the estate of Andrew Wallace, and West by lands formerly of the estate of Andrew Wallace.

Proper as to execution and probate.

Geo. L. Dial	)	Deed - Fee simple, limited warranty.
	)	Dated August 7, 1877.
to	)	Recorded August 15, 1877.
	)	Consideration - \$75.00.
Richard Jones	)	Dower - Not properly renounced.
	)	
L 110.	)	

Conveys all that lot, piece or parcel of land, situate, lying and being in the County of Richland, containing one-fourth (1/4) acre, being part of the Starke tract and fronting on the Camden Road fifty-two feet two inches (52'2") and running back from said road two hundred eight feet eight inches (208'8"), bounded on the North by Camden Road, on the South, East and West by lands of Geo. L. Dial.

Proper as to execution and probate.

Richard Jones            )  
                          )  
      to                    )  
                          )  
Rebecca Jones            )  
                          )  
N 358.                    )

Conveys the three lots described in deeds of Geo. L. Dial to  
Richard Jones - Book L page 110 and Book L page 578, and includes right  
to use of alley way.

Proper as to execution and probate.

Rebecca Jones ) Deed - Fee simple, limited warranty.  
 ) Dated January 19, 1884.  
 to ) Recorded August 13, 1885.  
 ) Consideration - \$100.00.  
Geo. W. Henry ) Dower - Grantor a woman.  
 )  
Q 377. )

Conveys all that lot of land, situate, lying and being in the County of Richland, and in the State aforesaid, bounded on the North by the Camden Road and measuring thereon fifty-two feet (52') more or less, on the East by lot now or formerly of Richard Jones and measuring thereon two hundred eight feet (208') more or less, on the South by lot of Green Jones, and on the West by lot of Adam Brooks, formerly G. L. Dial.

Proper as to execution and probate.

Geo. W. Henry            ) Deed - Fee simple, general warranty.  
                          ) Dated June 13, 1887.  
          to                ) Recorded June 24, 1887.  
                          ) Consideration - \$125.00  
G. W. Parker             ) Dower - Renounced.  
                          )  
R 243.                    )

Conveys same lot described in deed of Rebecca Jones to Geo. W.  
Henry - Book Q, page 377.

Proper as to execution and probate.

George W. Parker )  
 ) Deed - Fee simple, general warranty.  
 ) Dated January 6, 1888.  
 to ) Recorded July 31, 1888.  
 ) Consideration - \$150.00.  
 Wade D. Legg )  
 ) Dower - Renounced.  
 )  
 T 34. )

Conveys same lot described in deed of Geo. W. Henry to Geo. W.  
Parker, Book R, page 243.

Proper as to execution and probate.

Wade D. Legg ) Mortgage  
                  ) Dated - Jan. 6th., 1888.  
                  ) Recorded - Jan. 23rd., 1888.  
          to      ) Secures - Bond - \$152.25 - payable 12 months from date.  
                  ) Dower - Renounced.  
                  ) Covers:  
Geo. W. Parker )  
  Q405          )

Same lot described in deed of Geo W. Parker to Wade D. Legg -  
Deed Book T page 34.

Proper as to execution and probate.

Wade D. Legg )  
 ) Deed - Fee simple, general warranty.  
 to ) Dated July 21, 1888.  
 ) Recorded July 31, 1888.  
 Geo. C. Romanstine ) Consideration - \$150.00.  
 ) Dower - Renounced.  
 T 35. )

Conveys same lot described in deed of Geo. W. Parker to Wade D.  
Legg, Book T, page 34.

Proper as to execution and probate.

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Geo. C. Romanstine        ) Deed - Fee simple, general warranty.  
                              ) Dated April 16, 1889.  
                              ) Recorded May 13, 1889.  
                              ) Consideration - \$175.00.  
                              ) Dower - Renounced.  
                              )  
                              )  
                              )  
T 272.                        )

Conveys same lot described in deed of Wade D. Legg to Geo. C.  
Romanstine, Book T, page 35.

Proper as to execution and probate.



John T. Seibels, Master

to

S. P. Shumpert

Y 330.

) Deed - Master's.  
) Dated May 12, 1893.  
) Recorded October 25, 1893.  
) Consideration - \$200.00.  
) Dower - Master's Deed.  
)  
)

Conveys same lot described in deed of Geo. C. Romanstine to Adam  
Brooker, Book T, page 272.

Proper as to execution and probate.

S. P. Shumpert )  
                  ) Deed - Fee simple, limited warranty.  
          to         ) Dated December 20, 1911.  
                  ) Recorded January 13, 1912.  
Amanda Cooper ) Consideration - \$1000.00.  
                  ) Dower - Renounced.  
AZ 577.            )

Conveys same lot described in deed of Jno. T. Seibels, Master,  
to S. P. Shumpert, Book Y, page 330.

Proper as to execution and probate.

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Amanda Cooper	)	Deed-Fee Simple-Limited Warranty.
	)	Dated-June 1, 1920.
to	)	Recorded-March 9, 1937.
	)	Considerations-\$5.00
John H. Cooper	)	Dower-Grantee is Husband of Grantor.
EF 447.	)	Conveys-

Inter Alia: Same lot described in deed of  
S. P. Shumpert to Amada Cooper-Book "AZ", page 577.

Proper as to Execution and Probate.

MORTGAGES

I find no mortgages of record affecting the title to this property.

\*\*\*\*\*

LIENS

I find no lis pendens, mechanic liens, judgments or Federal tax liens affecting the title to this property.

\*\*\*\*\*

TAXES

State and County taxes for the years 1929 to 1938 inclusive, are marked paid of record.

City taxes for the years 1929 to 1938 inclusive, are marked paid of record.

\*\*\*\*\*

OPINION

I am of opinion that John H. Cooper <sup>(colored)</sup> is seized and possessed of a reasonably safe and marketable title to the property described in the caption of this abstract.

\*\*\*\*\*

Columbia, S. C.

April 10<sup>th</sup>, 1939.

Charles J. Neal  
ATTORNEY AT LAW

EX PARTE:

The Housing Authority of the City of  
Columbia, S. C.

IN RE:

Condemnation of lands of John H. Cooper.

)  
)  
)  
) CONDEMNATION PROCEEDINGS

)  
) JUDGMENT ROLL # 26655.  
)

This action was brought by The Housing Authority of the City of Columbia, S. C., to condemn the lands described in the caption of this abstract, and all proceedings are regular and comply with the provisions of Act Number 783 of South Carolina Statute of 1934, and subsequent amendments thereto.

C. E. Hinnant, Clerk of  
Court of Common Pleas,

to

The Housing Authority of the City  
of Columbia, S. C.

DA-302

) DEED-Clerk's Deed.  
) Dated-September 25, 1939.  
) Recorded-September 25, 1939.  
) Consideration-~~3~~3445.00 and  
) Premises.  
) Dower-~~U~~nnecessary.  
) Conveys-  
)  
)  
)

The property as substantially described in the caption  
of this abstract.

Proper as to execution and probate.

OPINION

I am of opinion that The Housing Authority of the City of Columbia, S. C., is seized and possessed of a reasonably safe and marketable title in fee simple, to the property described in the caption of this abstract, subject only to the lien of all taxes for the year 1939.

Columbia, S. C.

October 4<sup>th</sup>, 1939.

  
ATTORNEY AT LAW

O. K. *Final*

**ABSTRACT OF TITLE**

**OF**

JOHN H. COOPER

**TO**

LOT NUMBER 19

WHITE PROJECT

**PREPARED BY**

CHARLES I. DIAL  
ATTORNEY AT LAW  
COLUMBIA, S. C.