

"ALL that certain piece, or parcel of land with the buildings and improvements thereon, situate, lying and being at the Northwest corner of East Bay and Laurens Streets in the City and County of Charleston, State of South Carolina.

"Measuring and containing in front on East Bay Street 38.03 feet; on the South on Laurens Street 115.8 feet; on the West or back line 68.7 feet, and on the North Line 116 feet, be the said dimensions more or less. BUTTING AND BOUNDING to the East on East Bay Street; to the South on Laurens Street; to the West on lands now or formerly of Jacob Glasser, and to the North on lands now or formerly of Joseph A. Robinson".

Our examination commenced with a Deed dated February 3, 1795 by William Holmes and Margaret Holmes, his wife, to Mrs. Mary Middleton under which deed there was conveyed a lot of land on Front Street (now known as East Bay Street) measuring 169.6 feet in front by 280 feet on Pitt Street (now Laurens Street), 220 feet on Middle Street (now South Alexander Street) and 200 feet on an unnamed street on the north line (now Minority Street).

Mrs. Mary Middleton subdivided the above premises into several lots and by deed dated July 7, 1799 conveyed to George Wolf, a grocer, Lot No. 1 of the subdivision. By sundry conveyances the property vested in 1817 in James Elliott McPherson, Planter, to whom the premises with the house and building thereon was conveyed to Henrietta Campbell, a widow. The property was owned by Colonel James McPherson and his descendants until 1878 when the premises in question were conveyed to Mrs. Liza Daggett by deed dated April 3, 1878 and recorded in Book K-17, Page 460 in the R.M.C. Office for Charleston County.

By a regular chain of title the premises have vested in the present owner, Julian E. Smith and Helen E. Smith by deed dated November 3, 1952 and recorded November 3, 1952 in the R.M.C. Office for Charleston County in Book Z-55, Page 515. The consideration for the conveyance to the present owners was \$13,250.00.

The records are silent as to when the residence was built, however, George Wolf, grocer, conveyed the property to one Stephen Shrewsbury by deed dated June 24, 1800 and in this deed the premises are described merely as a town lot. In 1815 the executor of the Estate of Shrewsbury conveyed the property to Mrs. Campbell and reference is made in this deed to a dwelling house and buildings located on the lot. Mr. Samuel G. Stoney checked the records of the Historical Society and determined that Stephen Shrewsbury was a clerk employed by the South Carolina Bank and apparently amassed a sizeable estate. From these records he ascertained that the residence on this property was probably built in the year 1809 because this location is shown as his residence in the records for the year 1809 in possession of the Historical Society.

By a deed dated April 21, 1921 Herman Drews then being the owner of the premises conveyed to Jacob Glasser a strip at the rear of the lot measuring 2 feet on the North and South Lines by 13.6 feet on the East and West lines. There is no survey of record showing the dimensions of this property or the actual lines of occupation; however, Miss Mary O. Marshall purchased the subject property from the Estate of Drews on May 21, 1930 by a deed recorded May 21, 1930 in Book J-24, Page 241, R.M.C. Office for Charleston County and we found at the time that Miss Marshall purchased this property Colonel Nathaniel B. Barnwell, who was handling the purchase for her, asked Mr. John McCrady to measure this lot so that the actual dimensions might be known after the conveyance to Glasser and that the measurements contained in the description given heretofore are those furnished by Mr. McCrady. Apparently Mr. McCrady measured the lot but did not make an actual survey.