

A Study of the Development of 158 Church Street

Charleston, South Carolina

Kate Joseph
Research Methods and Documentation
October 2005

The property located on the northeast corner of Church Street and Cumberland Street, presently known as 158 Church Street, has had several functions from private residences to Charleston's first Irish bar, to its current function as an Italian restaurant, Bocci's, since the beginning of Charleston's development. This property, known as Lot Number 218, according to the Grand Modell laid of Charleston laid out in 1680, is located on one of Charleston's original streets. When St. Phillip's moved to its current location in 1710, the street became known as New Church Street, but soon "New" was dropped and it simply became Church Street. While Cumberland Street, as it stands today, was not one of the original streets laid out in the early development of Charleston, another street known as Amen Street, existed in a similar location.

According to the Grand Modell of Charleston, laid out by Henry A. M. Smith, Joseph Pendarvis was granted lot 218 on March 20, 1694, as well as lot 217 next to it.¹ Joseph Pendarvis is thought to have come from a family from the community of "Pendarves," in the Parish of Camborne, in Cornwall, England. Pendarvis was a captain in the provincial militia and joined the Sayle Colony of Barbados in 1669. Pendarvis arrived in Port Royal on the "First Fleet" on the *Blessing* with his soon to be wife, Elizabeth Stonehall, a widow, and her daughter, Priscilla, on March 17, 1670. On July 2, 1672, Pendarvis was granted Lot 45, and in 1682 he was granted Lot 66. On March 20, 1694, William, Earl of Craven, Palatine, and the Lords Proprietors, by grants signed by landgrave Thomas Smith, granted Lots 217 and 218 to Joseph Pendarvis.²

¹Henry A. M. Smith. "Rivers and Regions of Early South Carolina." South Carolina Historical and Genealogical Magazine: Volume III (Spartanburg, South Carolina: The Reprint Company, 1988).

²James Barnwell Heyward. The Genealogy of the Pendarvis-Bedon Families of South Carolina, 1670 - 1900. (Atlanta, Georgia: Foote & Davis Company, 1905), 13.

Joseph Pendarvis was a captain and a planter, and he and Elizabeth had a son, John, and two daughters, Mary and Ann, as well as Elizabeth's daughter, Priscilla. Pendarvis was one of the receivers of funds raised for an expedition from Carolina against Spaniards at St. Augustine under the Act of the Assembly of South Carolina on October 15, 1686. He was also on a committee in charge of the preparation of a bill which originated the present day method of drawing jurors. Furthermore, in 1693 he was on a committee that considered a method for drawing up a system of government and a form for the granting of land. In 1693 he was elected as a member of the Colonial Assembly and during the same year was also elected Justice in the Commission of the Peace.²

In his will dated November 19, 1694, Joseph Pendarvis granted his son "a house at Charles Towne," his daughter Mary, "one other house of mine at Charles Town," his daughter Ann, "my brick house and one other house standing by it at Charles Town, together with one Lott and a half, belonging to the said house." The will also states that he "likewise give unto my said daughters Mary and Ann my other Two Lotts in Charles Town, fronting the Lotts of M. Brutell, to be equally divided between them both." By studying the Grand Modell, it is likely that the two lots Pendarvis speaks of are Lots 217 and 218, as they front the lots of M. Brutell. Through examining the will and inventory of Joseph Pendarvis it is clear that he became a very wealthy man in Charleston. Listed in the inventory of Joseph Pendarvis were twelve slaves, three plantations, four town lots, three houses, numerous farm animals, and household furnishings including brass and silver.

According to a deed dated July 27, 1697, Mary and her husband, Giles Titmarsh, a shoemaker, and Ann and her husband, William Carlile, a tanner, mutually agreed that Giles and

²Heyward, 19.

Mary would take the south lot 217 and that William and Ann should take the north lot 218 as their part. On August 25, 1697, William and Ann Carlile conveyed lot 218 to a merchant, Jonathan Amory, in which Mr. Amory already owned the land west of lot 218.³ The deed also states that the conveyance of the property includes the “buildings, ways, paths, passages, water, woods, etc.” This statement shows that there were in fact buildings on the property, but whether or not they were residences or possibly a place of business is uncertain. Since the inventory of Joseph Pendarvis lists “the housing and land where Joseph Pendarvis lived in” as being separate from the two lots in Charleston town, it is not likely that Pendarvis lived on buildings located on Lots 217 or 218. Also, since William and Ann Carlile did not own the property for longer than a month, it is not likely that this would have been their place of residence either. However, in his will, Joseph Pendarvis mentions his houses where other persons “now dwelleth,” and have rent due to him. It could be possible that the buildings on Lot 218 could have been houses Pendarvis owned and rented for a residence or a place of business.

In his will dated November 2, 1697, Jonathan Amory appointed his wife sole executrix of his estate and authorized her to sell any part of his real estate. After her death Amory appointed their two sons, Thomas and Robert, to handle his estate. Martha died shortly after Jonathan, as did their infant son Robert. Since Thomas was in England at the time, Martha appointed her “dearly beloved friend Sarah Rhett, wife of Captain William Rhett of Charles Town” Exexutrix of her estate. According to a deed dated March 30, 1709, Sarah Rhett convinced the General Assembly that in order to pay debts, etc., that the estate should be sold, otherwise “the estate would run to decay & become a great charge to hold till the heirs came of age.” On March 1,

³Clara A. Langley. South Carolina Deed Abstracts 1719 - 1772: Volume I. (Greenville, South Carolina: Southern Historical Press, Inc., 1983). 256.

1700, Sarah was appointed administratix with power to sell the estate with the advice and consent of Job Howes and Ralph Izard.

On March 30, 1709, Sarah Rhett conveyed Lot 218 to a joiner, Thomas Stewart. In his will dated March 17, 1721, Thomas Stewart bequeathed all of his real and personal estate to his wife Ann, and then to his four children, Thomas, Mary Ann, Susannah, and William, to be divided equally. On April 2, 1741, Thomas Stewart and Thomas Heathy, a shipwright and husband of Susannah, convey to Arthur Nash, a mariner and husband of Mary Ann, the northern part of Lot 218. On April 16, 1741, Thomas, Susannah, and Mary Ann and Arthur Nash conveyed the middle part of 218, to John Steel, a tavern keeper. On February 20 and 21, 1744, John Steel and his wife Mary conveyed Lot 218 to the Honorable Joseph Wragg, Equire. On July 7, 1750, Arthur and Mary Ann Nash conveyed the northern part of Lot 218 to back to Thomas and Susannah Heathy.

A plat of Church and Cumberland Streets from November 7, 1835, shows Sarah Farguharson as owning Lot 218. On August 13, 1838, Sarah Farguharson surrendered her title to part of Lot 218 to the City of Charleston for the proposed new street called Cumberland, previously Amen Street.⁴ The following plat shows the yellow lines as being the proposed street and the red lines as being the ones actually constructed for the new street. Through this plat it is clear that while the property belonging to Sarah Farguharson, Lot 218, was once on the south side of Amen Street, it is now on the north side of the Cumberland street and on the east of Church Street, which is as it stands presently.

⁴Louis J. Barbot. An Alphabetical Index to All Conveyances, Leases, Mortgages, &c. Executed By and To The City Council of Charleston From 1783 to 1877. (Charleston, South Carolina: The News and Courier Job Presses, 1877). 13.

On August 10, 1854 John Molony, a native of Ireland, purchased the property. Four small brick buildings on the lot were destroyed in the fire of 1861.⁵ John Molony died in 1865 and the lot remained vacant until it was conveyed from his estate to his wife, Mary, on September 10, 1867. A mortgage dated March 14, 1868, describes the property as having buildings on it, indicating that Mary had improved the lot since the property had been conveyed to her. The present structure, constructed between 1867 and 1868, was originally built as a combination of a business and a residence, with a grocery store on the first floor and the family home above. The Sanborn Fire Insurance Map of 1886 shows a two story brick structure with a two story frame structure attached, along with a kitchen. James Molony, the son of John and Mary, operated a grocery store and saloon on the ground floor, and the saloon became known as Charleston's first Irish bar. During statewide prohibition in the 1890's the bar was secretly moved to the back room of the grocery store and was called a "café."⁵ James Molony operated the family business until he retired in 1910. The Molony family owned the property until 1919, then the property was leased to several different businesses. On January 25, 1990, the property was conveyed to its current owner, Betty S. Momier. The ground floor now operates as an Italian restaurant, Bocci's, while the remaining floors function as apartments.

The present structure is a three story brick building with a two story kitchen wing, as well as a double piazza above the first floor on the left side of the principal facade. The building reflects the Greek Revival influence in Charleston during the mid-19th century. The Church

⁵Robert P. Stockton. "Old Saloon Becomes a Restaurant." The News and Courier. 16 May 1977.

Street facade retains its original storefront with four segmental-arched openings. The interior has plain mantels, woodwork, and simple beading and molding.⁵

Since the early development of Charleston this property has had a rich and diverse past. It has undergone significant changes from earthquakes, fires, openings of streets, etc. that have shaped how it exists today. The present structure is a great example of architecture in Charleston during the mid-19th century, and it continues to be a well functioning, well preserved structure that greatly contributes to the atmosphere of historic downtown Charleston.

⁵Stockton.

THE STATE OF SOUTH CAROLINA.

TO ALL WHOM THESE PRESENTS MAY CONCERN, I, HENRY A. MOLONY, as Executor of the last Will and Testament of Mary Molony, deceased, SEND GREETING.

WHEREAS the said Mary Molony departed this life on the day of , 1890, leaving her last Will and Testament dated May 5th, 1890, and duly admitted to probate in the Office of the Probate Judge for Charleston County on the 14th day of July, 1890, and theron recorded in Will Book S., page 43.

AND WHEREAS in and by her said last Will and Testament the said Mary Molony gave all of her property, both real and personal, to one James Molony in trust to apply the net income to the support and benefit of himself, Jamie Molony, Maria Molony and James T. Molony, children of the said Mary Molony, in such shares and proportions as he might in his discretion deem proper, and upon the death of the said James Molony she gave the said property to the said Fannie Molony, Maria Molony and James T. Molony and the children of John J. Molony living at the death of the said James Molony in the following proportions, namely, to Fannie Molony, Maria Molony and James T. Molony each One-Fourth (1/4), and to the children of the said John J. Molony living at the death of the said James Molony, one-fourth (1/4) collectively to be equally divided between them.

77?
John C.

AND WHEREAS in and by the said Will the said Mary Molony appointed the said James Molony her Executor and upon his death her son the said Henry A. Molony Executor for the purpose of the final distribution of the said estate, giving to her said Executor full power and authority to sell and dispose of all her property in order to effect a division.

AND WHEREAS the said Mary Molony died seized and possessed of the premises herein-after described.

AND WHEREAS the said James Molony departed this life and the said Henry A. Molony has duly qualified as Executor of the Will of the said Mary Molony, deceased.

NOW KNOW ALL MEN BY THESE PRESENTS that I, the said Henry A. Molony, as Executor of the said Mary Molony, deceased, under and by virtue of the power of sale conferred upon me in and by her said last Will and Testament, and in order to effect a division among the parties entitled thereto and in consideration of the sum of Five Thousand Dollars (\$5,000.00) to me in hand paid by John C. Molony at and before the execution and delivery of these Presents, 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 John C. Molony, his heirs and assigns, all and singular;

"All that lot, piece and parcel of land with the buildings thereon situate, lying and being at the Northeast Corner of Church and Cumberland Streets in the City of Charleston and State aforesaid;

Measuring and Containing Ninety-two (92) feet in front on said Church Street, by Forty (40) feet in width on said Cumberland Street and Ninety-three (93) feet from North to South on the East line, by twenty-eight (28) feet nine (9) inches in width on the back line.

Butting and Bounding to the North on land of , to the East on a lot designated on Plat hereinafter mentioned by the Number 2, South by the said Cumberland Street and West by Church Street aforesaid, and having marks, shape and form as are delineated in a Plat drawn by

Charles Parker City Surveyor of the City lands on Cumberland Street as recently opened, dated
January 28th, 1859, in which the said premises are designated by the Number One (1)."

TO HAVE AND TO HOLD all and Singular the said Premises unto the said John C Molony,
his heirs and assigns.

IN WITNESS WHEREOF I the said Henry A Molony, as Executor of the said Mary Molony, deceased, have hereunto set my Hand and Seal this 27 day of May, A D 1919.

Signed, Sealed and Delivered in the Presence of; Henry A Molony as exec of
Gordon Miller (U S I R) will Mary A Molony (L S)
Dan F Craig (Stamp)

STATE OF SOUTH CAROLINA, - COUNTY OF CHARLESTON.

PERSONALLY appeared before me Gordon Miller who, being duly sworn, says that he saw the within named Henry A Molony, sign, seal and as his act and Deed deliver the within written Deed, and that he with Dan F Craig witnessed the due execution thereof.

SWORN to before me this 3rd day of June A D 1919) Gordon Miller

W C Miller

Notary Public for South Carolina

Recorded June 7, 1919. original Delivered to Miller, Huger, Wilbur and Miller. Being first endorsed as recorded by the County Auditor. Julius E. Cogswell, R M C Per J.

Henry A. Molony et al. To John G. Molony. Correspondence.

THE STATE OF SOUTH CAROLINA.

TO ALL WHOM THESE PRESENTS MAY CONCERN; We, H A Molony, Ellen Cavanaugh, born Molony,
James T Molony, Mary E Molony, Gretta Molony, James I Molony, Mary A Molony and Fannie Molony,
SEND GREETING;

WHEREAS, Mary Molony, of Charleston in the State aforesaid, departed this life at
Charleston aforesaid leaving her Last Will and Testament dated the 5th day of May, 1890, duly
admitted to probate in the office of the Probate Judge for Charleston County in the State aforesaid
on the 14th day of July, 1890, and therein recorded in Will Book S, page 43; And,

WHEREAS, in and by her said Last Will and Testament the said Mary Molony gave all of her property, real and personal, to one James Molony in trust to apply the net income to the support and benefit of himself and of Fannie Molony, Maria Molony, and James T Molony, children of the said Mary Molony, in such shares and proportions as he might in his discretion deem proper, and upon the death of the said James Molony she gave the said property to the said Fannie Molony, Maria Molony and James T Molony, and the children of John J Molony living at the death of the said James Molony, in the following proportions, namely; to Fannie Molony, Maria Molony and James T Molony each one-fourth (1/4) and to the children of the said John J Molony living at the death of the said James Molony one-fourth (1/4) collectively to be equally divided between them.

And in and by the said Will the said Mary Molony appointed the said James Molony her Executor and upon his decease her son, Henry A Molony, Executor for the purpose of the final distribution of the estate, giving to her said Executor full power to sell and dispose of all of her property in order to effect a division; and

WHEREAS, the said Mary Molony died and had and possessed of "All that lot, of size

and parcel of land with the buildings thereon, situate, lying and being at the Northwest Cor-
ner of Church and Cumberland Streets in the City of Charleston, State aforesaid;

Measuring and Containing Ninety-two (92) feet in front on said Church Street, by
Forty (40) feet in width on said Cumberland Street and Ninety-three (93) feet from North to
South on the East line, by Twenty-eight (28) feet Nine (9) inches in width on the back line.

Butting and Bounding to the North on land of to the East on a lot designat-
ed on plat hereinafter mentioned by the number 2, South by the said Cumberland Street and West
by Church Street aforesaid, and having marks, shape and form as are delineated in a plat
drawn by Charles Parker, City Surveyor of the City lands on Cumberland Street as recently open-
ed, dated January 23, 1839, in which the said premises are designated by the number One (1). And

WHEREAS, the said Mary Molony left surviving her six children, namely: Henry A Molony
^{and} Maria Molony, Fannie Molony, Ellen Cavanaugh (born Molony), and James T Molony; And,

WHEREAS, subsequently the said Maria Molony died intestate and unmarried, whereupon
her one-fourth interest in the said property vested in her surviving brothers and sisters, so
that their interests in the said property then stood thus;

H A Molony	1/20
John J Molony	1/20
Fannie Molony 1/20 plus 5/20	6/20
Ellen Cavanaugh	1/20
James T Molony 1/20 plus 5/20	6/20
Children of John J Molony	3/20

And,

WHEREAS, subsequently, to wit, on or about the 18th day of November, 1910, the said
James T Molony by deed dated November 18, 1910, and recorded in the office of the R.M.C. in
Book Y-25, page 10, conveyed his undivided six-twentieths (6/20) part of the said premises to
John C Molony; And,

WHEREAS, subsequently the said Fannie Molony died intestate and unmarried, whereupon
her six twentieths (6/20) interest in said premises so vested as that the interests of the sev-
eral parties therein then stood thus;

H A Molony 1/20 plus 6/20	10/20
John J Molony 1/20 plus 6/20	10/20
Ellen Cavanaugh 1/20 plus 6/20	10/20
James T Molony	6/20
John C Molony	24/20
Children of John J Molony	20/20

And,

WHEREAS, subsequently the said John J Molony died leaving a widow, to wit, Mary E Molony,
and seven children, so that the interests of the said several parties in said premises
then stood as follows;

H A Molony	210/1680
Ellen Cavanaugh	210/1680
James T Molony	126/1680
Mary E Molony	70/1680
John C Molony	504/1680
Children of John J Molony 20/20 plus 20/240, or	560/1680

and,

WHEREAS, the said James T Molony subsequently died leaving the said seven children of John
J Molony surviving him, as follows, viz: Greta Molony, John C Molony, Thomas Molony, James I
Molony, Mary A Molony, Fannie Molony and Richard Molony, all of whom are of full legal age
except the said Richard Molony, so that the interests of all the said parties now stand as fol-
lows;

H A Molony	210/1680
Ellen Cavanaugh	210/1680
James T Molony	126/1680
Mary E Molony	70/1680
John C Molony	504/1680
Greta Molony	56/1680
Thomas Molony	56/1680
James I Molony	56/1680
Richard Molony	56/1680

Mary A Molony	50/1680
Mannie Molony	50/1680
Richard Molony	50/1680

And,

WHEREAS, the said James T Molony having departed this life, the said Henry A Molony duly qualified as Executor of the Will of the said Mary Molony, deceased, and by deed dated the day of , executed in pursuance of the power of sale conferred upon him as Executor as aforesaid for the purpose of division, and in consideration of the sum of Five Thousand Dollars, has sold and conveyed the said premises unto the said John C Molony.

NOW KNOW ALL MEN BY THESE PRESENTS, That we, the said Henry A Molony, Ellen Cavanaugh, James T Molony, Mary E Molony, Gretta Molony, James I Molony, Mary A Molony and Fannie Molony, have jointly and severally ratified and confirmed the said Deed executed by the said Henry A. Molony as Executor as aforesaid to the said John C Molony, and for valuable consideration have jointly and severally granted, bargained, sold, released, remised and confirmed and by these Presents do grant, bargain, sell, release, remise and confirm unto the said John C Molony, his heirs and assigns, our respective rights, titles, interests and estates in and to the said premises and have assigned and transferred and do hereby jointly and severally assign and transfer unto the said John C Molony our respective interests in the proceeds of the sale of the said premises and do hereby authorize, empower and direct the said Henry A Molony as Executor as aforesaid to pay over our said respective shares in the said proceeds to the said John C Molony and to accept his receipt therefor as full evidence of such payment and in full discharge of the said Henry A Molony as Executor as aforesaid from all further liability therefor

IN WITNESS WHEREOF we have hereunto set our Hands and Seals this 27th day of May A D 1919.

Signed, Sealed and Delivered in the Presence of;

J C Budds
Dan F Craig

STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

H A Molony	(L S)
Ellen Cavanaugh	(L S)
James T Molony	(L S)
Mary E Molony	(L S)
Gretta McCarrel	
Born Molony	(L S)
James I Molony	(L S)
Mary A Molony	(L S)
Fannie Conklin	
Born Molony	(L S)

PERSONALLY appeared before me J C Budds who, being duly sworn, says that he saw the within named H A Molony, Ellen Cavanaugh, James T Molony, Mary E Molony, Gretta McCarrel, born Molony, James I Molony, Mary A Molony and Fannie Conklin, born Molony, sign, seal, and as their act and deed, deliver the within written deed; and that he with Dan F Craig witnessed the due execution thereof.

Sworn to before me this 3rd day of June A D 1919.

J C Budds

W C Miller Notary Public for South Carolina.

THE STATE OF SOUTH CAROLINA, - COUNTY OF CHARLESTON.

I, Charles F Janssen, a Notary Public in and for the State of South Carolina, do hereby certify unto all whom it may concern that Mrs. Margaret M Molony, the wife of the within named James T Molony, 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 John C Molony, 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 27th day of May Anno Domini 1919. (Notarial Seal). Charles F Janssen Notary Public for SO CAR (SEAL) Margaret M Molony
Received on 7-7-1919 original delivered to Miller, Roger Wilson & Miller. Being first endorsed as recorded by the Primary Auditor, Julius F Cogswell, P.M.C. Recd.

Y25-
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Queen Street and West on land of the Medical Society of South Carolina,
TOGETHER with all and singular the Rights, Members, Privileges, 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 Medical Society of South Carolina its successors and assigns FOREVER.

In witness whereof the City Council of Charleston has caused these presents to be
signed by its Mayor, and its corporate seal affixed and attested by its Clerk of Council this
day of April A D 1910.

Signed, sealed and delivered in the presence of) R G Rhett, Mayor
P L Bissell J J Conlon (Corporate Seal). Attest R G O'Neale, Clerk of Council
STATE OF SOUTH CAROLINA,

COUNTY OF CHARLESTON.)

Personally appeared J J Conlon, who being duly sworn says that he saw the above named
R G Rhett as Mayor, sign and R G O'Neale as Clerk of Council, attest and affix the corporate
seal and as the Act and Deed of the City Council of Charleston deliver the above written Deed,
and that he with P L Bissell witnessed the execution thereof.

Sworn to before me this day of April A D 1910.) J J Conlon

Wm G Albrecht, Notary Public for S C (Seal)

Recorded Nov. 18th, 1910. Original delivered to Dr. H. P. Jackson. Julius E. Cogswell R M C per W

James T Molony -to- John C Molony

Conveyance in Trust

STATE OF SOUTH CAROLINA.

KNOW ALL MEN BY THESE PRESENTS, that I, JAMES T MOLONY, of Charleston in the State
aforesaid, in consideration of natural love and affection and of the sum of FIVE (\$5.00) DOLLARS
to me in hand paid by John C Molony of Charleston 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 JOHN C MOLONY, his Heirs and Assigns:-

All my right, title, interest and estate, the same being one undivided six-twentieths
(6/20) part thereof, of in and to All that lot, piece and parcel of land with the buildings
thereon situate lying and being at the Northeast Corner of Church and Cumberland Streets in the
City of Charleston and State aforesaid; Measuring and Containing Ninety-two (92) Feet in front
on said Church Street by Forty (40) Feet in width on said Cumberland Street and Ninety-three
(93) Feet from North to South on the East line, by Twenty-eight (28) Feet Nine (9) Inches in
width on the back line. Butting and Bounding to the North on land of , to the East
on a lot designated on plat hereinafter mentioned by the number 2, South by the said Cumberland
Street and West by Church Street aforesaid, and having marks, shape and form as are delineated
in a plat drawn by Charles Parker City Surveyor of the city lands on Cumberland Street
as recently opened, dated January 28th, 1839, in which the said premises are designated by the
number one (1).

TOGETHER with all and singular the rights, members, privileges and appurtenances
to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said premises aforesaid unto the said JOHN C MOLONY

AND I hereby give and grant unto the said JOHN C. MOLONY as trustee aforesaid, full power and authority to sell and dispose of the interest in said property hereby granted, and so ever he and the said FANNY A. MOLONY may agree that he shall so do, the signature of the said FANNY A. MOLONY to be expressed in writing under her hand and seal, said seal to be in such manner and upon such terms as may be agreed upon by and between the said JOHN C. MOLONY and FANNY A. MOLONY in the manner aforesaid, and the proceeds of such sale shall be reinvested and the investment held upon the same trusts as those hereinbefore declared, and the power of sale aforesaid given to the said trustee shall extend to any reinvestment of the proceeds of the interest in the property hereinbefore described or of the proceeds of any reinvestment of said proceeds.

IN WITNESS WHEREON I have hereunto set my Hand and Seal this 18th day of November in the year of our Lord one thousand nine hundred and ten (1910) and in the one hundred and thirty-fifth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of: James T. Molony (L.S.)
J. W. Molony, ---- D. P. Craig
STATE OF SOUTH CAROLINA)

COUNTY OF CHARLESTON.)

PERSONALLY appeared before me J. W. Molony and made oath that he saw the within named JAMES T. MOLONY sign, seal and as his act and deed deliver the within deed, and that he with D. P. Craig witnessed the due execution thereof.

SWORN to before me this 18th day of November A.D. 1910 J. W. Molony

Jno. T. Roddy, Notary Public, S.C. (Notarial Seal)
STATE OF SOUTH CAROLINA)

COUNTY OF CHARLESTON.)

I, John J. Molony, a Notary Public in and for South Carolina do hereby certify to all whom it may concern that Mrs. Margaret M. Molony the wife of the within named JAMES T. MOLONY 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 whatsoever, renounces, releases and forever relinquishes unto the within named JOHN C. MOLONY as trustee, his heirs, successors and assigns, all her interest and estate, and also all her right and claim of dower, or, in, or to all and singular the premises within mentioned and released.

GIVEN under my Hand and Seal, this 18th day of November Anno Domini 1910.
Jno J. Molony, Notary Public, S.C. Margaret M. Molony
(Notarial Seal)

Recorded November 23rd, 1910. Original delivered to Miller Whaley & Bissell, Julian H. B.
Well R. W. C. per alk. R. W.

029-25

F. J. H. Haesloop et al

NOT TO SEAL PRIVATE

The State of South Carolina,

KNOW ALL MEN BY THESE PRESENTS, THAT

I, John C. Molony,

consideration and give (\$5.00)

in consideration of the sum of..... in the State aforesaid for valuable

Dollars.

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

F. J. H. Haesloop and D. B. Rustine

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 F. J. H. Haesloop and D. B. RustineAll that lot, piece and parcel of land with the buildings thereon situate,
lying and being at the northeast corner of Church and Cumberland Streets in the
City of Charleston and State aforesaid;measuring and containing ninety-two (92) feet in front on said Church Street
by forty (40) feet in width on said Cumberland Street and twenty-three (23) feet from
North to South on the East line, by twenty-eight (28) feet nine (9) inches in width on
the back line;Building and Bounding to the North on land of to the East
on a lot designated on Plat hereinafter mentioned by the Number 2, South by the said
Cumberland Street and West by Church Street aforesaid, and having an area, shape
and form as are delineated in a Plat drawn by Charles Parker, City Surveyor of the
City Lands on Cumberland Street as recently opened, dated January 28th, 1839, in
which the said premises are designated by the Number one (1).Being the same premises conveyed to me, the said John C. Molony, by Henry
(A. Molony as Executor, by deed dated the 15th day of May, 1819, and recorded in the
R. M. C. Office for Charleston County in Book 5, 28, page 282.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

F. J. H. Haesloop and D. B. Rustine, their

Heirs and Assigns forever.

And I do hereby bind myself and my Heirs Executors and Administrators to warrant and
forever defend all and singular the said premises unto the said F. J. H. Haesloop and D. B. Rustine, their
Heirs and Assigns, against me and my Heirs
and all persons whomsoever lawfully claiming, or to claim the same, or any part thereof.

WITNESS my Hand and Seal, this 15th day of August

in the year of our Lord one thousand nine hundred and nineteen.

in the one hundred and forth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of

Kate C. Parker

Gordon Miller

U. S. S. R.
\$5.00
Stamp

This deed delivered August 30, 1919.

John C. Molony

(T. S.)

(L. S.)

THE STATE
of South Carolina
PRESERVE
and make on
sign, seal and

SWORN to

THE STATE
of South Carolina
I do hereby declare
the wife of
did this day
any compaHeirs and A
and released.Given
notarized
Seal

THE STATE OF SOUTH CAROLINA

Charleston County

PERSONALLY appeared before me,

Gordon Miller

and made oath that he saw the within named

John L. Malony

sign, seal and as his act and deed, deliver the within written Deed; and thathe with

Kate L. Parker

witnessed the execution thereof.

SWORN to before me, this

16th day of

August A.D. 1919

W. G. Miller (SEAL)

Notary Public

in and for the State of South Carolina

Gordon Miller

THE STATE OF SOUTH CAROLINA

Charleston County

I, Charles T. Janssen

RENUNCIATION OF DOWER.

do hereby certify unto all whom it may concern that Mrs. Frances D. Malony,
the wife of the within named John L. Malony

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 whatsoever, renounce, release and forever relinquish unto the within named

T. J. H. Hazelop and D. B. Ruston, their

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 16th day of August Anno Domini 1919.

Notary Public in and for the State of South Carolina

Recorded herein, this 30th day of August A.D. 1919, anddelivered to Hazard, Rivers & Young being first endorsed as recorded by County Auditor.Julius E. Loguewell
Register Mense Conveyance, Charleston County, S. C.

per sil. A. P.

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON)

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that RAVENEL, EISERHARDT ASSOCIATES LIMITED PARTNERSHIP, a South Carolina limited partnership, formerly known as RAVENEL, EISERHARDT ASSOCIATES, A SOUTH CAROLINA LIMITED PARTNERSHIP, in the State and County aforesaid, for and in consideration of the sum of Five and no/100 (\$5.00) Dollars and exchange of like kind property to BETTY S. MOMEIER, to it in hand paid at and before the sealing of these presents by BETTY S. MOMEIER, in the State aforesaid, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents do grant, bargain, sell, and release unto the said BETTY S. MOMEIER, her heirs and assigns forever, the following described property, to wit:

ALL that certain piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the City of Charleston, County of Charleston, State of South Carolina, being on the Northeast corner of Church and Cumberland Streets, and known as No. 158 Church Street. Said property is shown on a plat made by George A. Z. Johnson, Jr., Inc., dated May 6, 1976, entitled: "LOT LINE ADJUSTMENT OF NOS. 158 AND 160 CHURCH STREET, CHARLESTON, SOUTH CAROLINA" recorded in Plat Book W, Page 100, in the R.M.C. Office for Charleston County, South Carolina.

BUTTING AND BOUNDING, MEASURING AND CONTAINING to the West on Church Street, 63.02 feet; to the North on lands of Fred H. Momeier, 35.4 feet; to the East on lands of Martschink Realty Company, 59.45 feet; and to the South on Cumberland Street, 39.76 feet; be the said dimensions a little more or less.

*name
changed*

BEING the same premises conveyed to RAVENEL, EISERHARDT ASSOCIATES, A SOUTH CAROLINA LIMITED PARTNERSHIP by deed of Pinck-Car Realty Company, Inc. a/k/a Pinck-Car Realty Co., a South Carolina Corporation, dated August 15, 1985, and recorded August 16, 1985, in Book J 147 at page 689 in the R.M.C. Office aforesaid. The said RAVENEL, EISERHARDT ASSOCIATES, A SOUTH CAROLINA LIMITED PARTNERSHIP having changed its name to RAVENEL, EISERHARDT ASSOCIATES LIMITED PARTNERSHIP, a South Carolina limited partnership as evidenced by Certificate of Amendment of Limited Partnership of Ravenel, Eiserhardt Associates, dated December 21, 1988, filed for record in the Office of the Secretary of State of South Carolina on January 10, 1989, and duly recorded in the R.M.C. Office aforesaid on February 6, 1989, in Book T 181, at page 298.

TMS#: 458 05 03 093

Grantee's address: 1551 Ben Sawyer Blvd.
Mt. Pleasant, SC 29464

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 BETTY S. MOMEIER, her heirs and assigns forever.

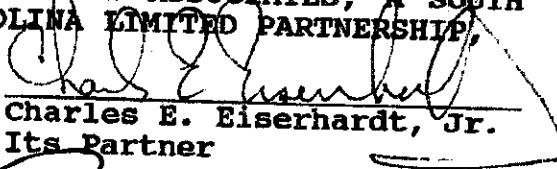
And RAVENEL, EISERHARDT ASSOCIATES LIMITED PARTNERSHIP, a South Carolina limited partnership does hereby bind itself and its successors and assigns to warrant and forever defend, all and singular, the said premises unto the said BETTY S. MOMEIER, her heirs and assigns against it and its successors and assigns, and all persons whomsoever lawfully claiming or to claim the same or any part thereof.

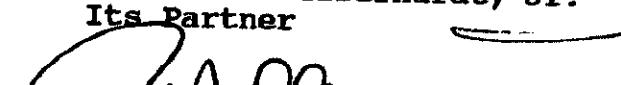
WITNESS THE HAND AND SEAL of the undersigned this 25th day of January in the year of our Lord one thousand nine hundred ninety and in the two hundred fourteenth year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Sherry
Sherry B. Murray

RAVENEL, EISERHARDT ASSOCIATES
LIMITED PARTNERSHIP, a South
Carolina limited partnership,
formerly known as RAVENEL,
EISERHARDT ASSOCIATES, A SOUTH
CAROLINA LIMITED PARTNERSHIP,

BY: 
Charles E. Eiserhardt, Jr.
Its Partner

BY: 
Robert C. Heffron, Jr.
Its Partner

STATE OF SOUTH CAROLINA
STATE DOCUMENTARY TAX COMMISSION
DOCUMENTARY
STAMP TAX 1996-97
100-1000

STATE OF SOUTH CAROLINA
STATE DOCUMENTARY TAX COMMISSION
DOCUMENTARY
STAMP TAX 1996-97
100-1000

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON)

BK L 190PG235

PERSONALLY appeared before me the undersigned witness and made oath that (s)he saw the within named RAVENEL, EISERHRDT ASSOCIATES LIMITED PARTNERSHIP, a South Carolina limited partnership, formerly known as RAVENEL, EISERHARDT ASSOCIATES, A SOUTH CAROLINA LIMITED PARTNERSHIP, by Charles E. Eiserhardt, Jr., its Partner and by Charles D. Ravenel, its Partner sign, seal and as its act and deed deliver the within written instrument and that (s)he, with the other witness named above, witnessed the execution thereof.



SWORN to before me this 25th
day of January 1990

Henry P. McPherson (L.S.)
NOTARY PUBLIC FOR SOUTH CAROLINA
My Commission expires: 10/20/96

