

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That We, E. P. Hartsell and H. K. Townes, of Greenville, S.C.

in the State aforesaid
in consideration of the sum of Three Hundred (\$300.00)
Dollars,

us paid by H. K. Townes, as Trustee,

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 H. K. Townes, as Trustee, his heirs, successors and assigns,

all that piece, parcel or lot of land in Greenville, Township, Greenville County, State of South Carolina.

about one and one-half miles northeast of the Greenville Court House, being lot No. 3 of a tract of land owned by Townes and Hartsell, according to a plat of said tract, recorded in the R. M. C. Office for Greenville County in Plat Book "G", at page 262, revised March 17, 1930. The said tract belonging to Townes and Hartsell lies partly on the Rutherford or Camp Road, and partly on the Old Paris Mountain Road, and lot No. 3 has the following metes and bounds, to-wit:

Beginning at a point in Old Paris Mountain Road, corner of lots Nos. 2 and 3, and running thence along the joint line of lots Nos. 2 and 3 N. 71-41 E. 150 feet to a point at the joint corner of lots Nos. 2, 3, 6 and 10; thence with the joint line of lots Nos. 3 and 10, S. 18-16 E. 50 feet to a point, corner of lots Nos. 3 and 4; thence with the joint line of lots Nos. 3 and 4, S. 71-45 W. 150 feet to a point at the corner of lot No. 3 in Old Paris Mountain Road; thence along said Old Paris Mountain Road, N. 18-15 W. 50 feet to the beginning corner.

In trust, nevertheless, for the use and benefit of Calvin Jones, with the power to sell and convey said land and premises upon the written request of the said Calvin Jones, and to collect the rents, issues and profits, and pay over to the said Calvin Jones the net rents without liability to account for any of said rents except the net rents actually collected, with further power and authority to execute a mortgage on said land, to secure any note that said Calvin Jones may give or for the improvement of said land and premises, or any renewals thereof; the purchaser or mortgagee shall not be required to see to the application of the proceeds of any loan or any sale; with the power to reinvest said trust funds upon the same terms as provided in this deed, holding such property in the same manner with power to resell and that said Trustee may terminate said trust by making conveyance unto the said Calvin Jones in fee simple to him and to his heirs and assigns. In the event of the incapacity or death of the said trustee, the said Calvin Jones will have the right appoint some other person to act as trustee under this deed.

State of South Carolina,
County of Greenville.

For value received, I, Jean M. Davis, hereby release unto H. K. Townes, as Trustee, the within described lot from the lien of a mortgage executed to me by H. K. Townes and E. P. Hartsell, on February 13, 1930, in the sum of \$475, which said mortgage is recorded in the R. M. C. office for Greenville County in Mortgage Book 218, at page 263.

Witnesses: T. G. Davis,
J. C. Hopkins, Jean M. Davis,

State of South Carolina,
County of Greenville.

Personally appeared before me T. G. Davis, who on oath says that he saw the above named Jean M. Davis sign, seal, and as her act and deed deliver the foregoing written release and that he with J. C. Hopkins, witnessed the execution thereof.

Sworn to before me this 31
day of May, 1932. T. G. Davis,

Notary Public for S. C.

Release recorded this the 23rd day of June 1932, at 5:05 P. M.

The above described land is... the same conveyed to me by...
recorded in office of Register of Meane Conveyance for Greenville County, in Book...
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 premises before mentioned unto the said H. K. Townes, his successors in trust
as above provided;
heirs and assigns forever.

AND we
do hereby bind ourselves and our
warrant and forever defend all and singular the said premises unto the said H. K. Townes, his successors, in trust as above
provided.

heirs and assigns, against us and our heirs, and every other

person whomsoever lawfully claiming, or to claim, the same, or any part thereof.

WITNESS our hands and seal, this 30th day of May in the year of our Lord one thousand nine hundred and thirty two and in the one hundred and fifty...
year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Robt. M. Carter, H. K. Townes,
Mary Seyle, E. P. Hartsell.
(SEAL) (SEAL)
(SEAL) (SEAL)

S. C. Revenue Stamps Cancelled, \$ 1 and 00 Cents.
U. S. Revenue Stamps Cancelled, \$ _____ and _____ Cents.

STATE OF SOUTH CAROLINA,
Greenville County.

PERSONALLY appeared before me Robt. M. Carter,

and made oath that he saw the within named E. P. Hartsell and H. K. Townes,

sign, seal, and as their, act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that Mary Seyle, he, with
witnessed the execution thereof.

SWORN to before me, this 30th
day of May A. D. 1932
Mary Seyle (L. S.)
Notary Public for S. C. Robt. M. Carter,

STATE OF SOUTH CAROLINA,
Greenville County. RENUNCIATION OF DOWER.

I, Mary Seyle, a Notary Public, do hereby certify unto all whom it may concern, that Mrs. Lillian D. Hartsell and Mrs. Ellen H. Townes, wives of E. P. Hartsell and H. K. Townes, respectively, 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 H. K. Townes, his successors in trust as above provided.

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 31st
day of May Anno Domini 1932
Mary Seyle, (L. S.)
Notary Public for S. C. Lillian D. Hartsell,
Ellen H. Townes,

Recorded June 23rd, 1932, at 5:05 o'clock, P. M.

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