

THE STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

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GREENVILLE CO. S. C.  
DEC 31 4 10 PM '70  
OLLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS That W. B. SIMMONS

in the State aforesaid, in consideration of the sum of ONE DOLLAR, LOVE AND AFFECTION

~~XXXXX~~

to him in hand paid at and before the sealing of these presents  
by THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, TRUSTEE FOR GRACE D. SIMMONS UNDER TRUST AGREEMENT DATED DECEMBER 31, 1970,

(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 THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, TRUSTEE FOR GRACE D. SIMMONS UNDER TRUST AGREEMENT DATED DECEMBER 31, 1970,

~~all that piece parcel or lot of land in~~  
~~County State of South Carolina~~

~~xTownshipx~~

ALL that certain piece, parcel or tract of land situate, lying and being in the state and county aforesaid near the intersection of Prospect Street and Washington Road, fronting on Zet Court and being shown as Tracts 2 and 2.1 on Plat of Property of W. B. Simmons prepared by Piedmont Engineers and Architects dated December 29, 1970, recorded in the Office of the R.M.C. for Greenville County in Plat Book 4G, at Page 117, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northerly side of Zet Court, which iron pin is 202.4 feet from the intersection of Prospect Street and Zet Court, and running thence N. 34-15 E. 20.6 feet to an iron pin; thence N. 55-30 W. 131.2 feet to an iron pin; thence N. 34-35 E. 214.9 feet to an iron pin; thence N. 51-50 W. 95.7 feet to an iron pin; thence N. 52-09 W. 104.3 feet to an iron pin; thence S. 34-26 W. 70.3 feet to an iron pin; thence S. 52-45 E. 12.6 feet to a point; thence S. 38-00 W. 284.9 feet to a point; thence S. 52-00 E. 99.8 feet to a point; thence S. 38-00 W. 70.3 feet to a point; thence S. 52-00 E. 62.1 feet to an iron pin on the northerly side of Zet Court; thence along the northerly edge of Zet Court the following courses and distances: N. 52-29 E. 49.2 feet; N. 52-51 E. 104.5 feet; S. 77-44 E. 141.9 feet to the point of beginning.

The foregoing conveyance is subject to any indebtedness affecting the property described herein.

In addition to the powers set forth in the Trust Agreement, the Trustee shall have the power to hold, manage, improve and develop the foregoing property and, to that end, shall have full and complete authority to borrow money, execute notes, mortgages and other security instruments covering the foregoing real estate, and to execute leases which may extend beyond the term of the Trust, and to sell, convey, or otherwise dispose of the foregoing property without

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