

of the said Etta W Boyd, born or to be born of her present marriage, and their heirs forever to be equally divided amongst the said children if more than one, freed and discharged of and from all other and further trusts or limitations whatsoever — the child or children of a deceased child in said division to represent his her or their deceased parent and take amongst them if more than one, the share which their parent would have taken if he or she had survived the said Etta W Boyd, and in case the said Etta W Boyd shall survive the said J. C. Boyd without leaving a child or children of the marriage aforesaid, living at his death, then and in such case, the trust herein created shall be deemed and taken to be executed in her, the said Etta W Boyd, and her heirs forever, and she shall be deemed the absolute owner of the said premises in fee simple freed and discharged of and from all other trusts and limitations, but in case the said Etta W Boyd shall predecease the said J. C. Boyd without leaving a child or children of the marriage aforesaid her surviving, then, and in such case to the said J. C. Boyd; to hold the said premises to and for the use and benefit of himself and his heirs freed and discharged of and from all other and further trusts and limitations whatsoever, provided however that the said J. C. Boyd at all times hereafter and whenever in his judgment it may be necessary, or advisable to dispose of the said premises, shall and may have full power and authority (the same being hereby given, granted and conferred upon him) to sell and convey the same either at private sale or public auction or otherwise dispose of said premises and to reinvest the proceeds thereof in such property as he may deem the best suited to the beneficiary under this deed, upon the same terms, limitations and trusts as are herein declared of and concerning the premises above mentioned, and the said J. P. Hillhouse do hereby bind myself, my heirs executors and administrators to warrant and forever defend all and singular the said premises unto the said J. C. Boyd his heirs and assigns against me and my heirs and all other persons lawfully claiming or to claim the same or any part thereof

Witness my hand and seal this sixth day of February in the year of our Lord one thousand eight hundred and seventy seven and in the one thousand and first year of the independence of the United States of America signed sealed and delivered

in presence of
 one sixth line of page the word
 (or) being first intended
 J. C. Black
 A. W. Bacon

J. P. Hillhouse

State of South Carolina }
 County of Greenville } I, A. J. Moseley Not Public do hereby certify into all whom it may concern that Mrs. Harriet Hillhouse the wife of the above named J. P. Hillhouse 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 recuse or release

and forever relinquish unto the above named J. C. Boyd his heirs and assigns all her interest and estate and also all her right and claim of owner of in or to all and singular the premises above mentioned and released

Given under my hand and seal this 16th day of March 1877
 A. J. Moseley Not Public
 Harriet Hillhouse

South Carolina } Personally appeared before me A. W. Bacon and
 Greenville County } made oath that he saw J. P. Hillhouse sign seal and
 deliver the above conveyance and that he with J. C. Black witnessed
 the same,
 Given to before me this 16th January 1877

A. J. Moseley Not Public
 A. W. Bacon
 Entered in Auditor's office
 Recorded for the 16th January 1877

J. P. Hillhouse }
 Etta W. Boyd } Deed
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The State of South Carolina Know all men by these presents that J. P. Hillhouse of the City and County of Greenville in the State aforesaid, in consideration of the sum of Five Dollars to me in hand paid up and before the sealing of these presents, by Mrs. Etta W. Boyd of City and County of Greenville 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 Mrs. Etta W. Boyd all that piece parcel or lot of land situate lying and being both West of the junction of Avenue and Academy streets in the City of Greenville and County and State aforesaid, commencing at a corner at the junction of the streets aforesaid; running thence North 7/8 E. along Academy Street one hundred and seventy feet and one half of one foot to a stake thence N. 69. W. seventy five feet and one half of one foot to a stake thence S 25 1/4 W — feet to a stake on Avenue Street and thence S 71 E along said Avenue Street seventy five feet and one half of one foot (75 1/2) to the beginning. 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 Mrs. Etta W. Boyd her heirs and assigns forever, and I do hereby bind myself my heirs executors and administrators, to warrant and forever defend all and singular the said premises unto the said Mrs. Etta W. Boyd her heirs and assigns, against me and my heirs, and every other person lawfully claiming or to claim the same or any part thereof. Witness my hand and seal this first day of July in the year of our Lord one thousand eight hundred and seventy eight and in the one hundred and second year of the sovereignty and Independence of the United States of America signed sealed and delivered