

STATE OF SOUTH CAROLINA,
Greenville County.

Whereas, the grantor herein is indebted to Susan B. Mills in the sum of \$3328.35 by reason of two mortgages covering the property hereinafter described, recorded in P. M. C. Office for said County and State in Mortgages Vol 216, pages 219 and 220,

And, Whereas, the grantor is also indebted to the American Building & Loan Association in the sum of \$1867.41 by reason of a certain mortgage covering the same property recorded in Vol 211, p. 214.

And, Whereas the value of real estate has so depreciated that the property securing the above mortgages is now worth less than the mortgage indebtedness thereon,

And, Whereas the mortgage holders have agreed to release me from all personal liability on account of said indebtedness, in consideration of my conveying said property to W. M. Hewell upon the trust hereinafter set forth. Now Therefore

KNOW ALL MEN BY THESE PRESENTS, that

I, Lucille Brown

in the State aforesaid

in consideration of the sum of

Five and no/100 (\$5.00)

DOLLARS,

and the above recitals

to me paid by W. M. Hewell, as Trustee

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, conveyed, sold and released, and by these presents do grant, bargain, sell and release, unto the said W. M. Hewell, as Trustee

All that piece, parcel or lot of land lying in Greenville County, S. C., near the City of Greenville and being more particularly described as follows:

Beginning at an iron pipe on the West side of Elm Street, 225 feet from the south side of Prentiss Avenue and thence S. 40-42 W. 180.6 feet to an iron pipe on the rear line and thence along said rear line S. 44-33 E. 70 feet to an iron pipe, thence N. 37-32 E. 181.7 feet to an iron pipe on the West side of Elm Street, thence along the West side of Elm Street N. 44-33 W. 60 feet to the point of beginning, a plat of said property being recorded in the Office of the P. M. C. for the County of Greenville in Plat Book "I" at page 276.

(A) to rent or lease the same upon such terms and conditions as to him may appear advisable and out of the net proceeds received therefrom to pay taxes, assessments and insurance premiums and to make such alterations and repairs as may be necessary; (B) to sell and convey the same at such times and upon such terms as to him may seem advisable, to execute and deliver to the purchaser or purchasers such conveyance as may be necessary to vest said purchaser or purchasers with a good marketable title freed and discharged from the trusts herein; (C) to account for the net proceeds of sale and rentals after deducting all expense incident to the execution of this trust by paying to American Building & Loan Association 2/5 thereof and by paying to Susan B. Mills 1/5 thereof, the purchaser or purchasers not to be responsible for the application of the purchase price.