

TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON, BLYTHE & ARNOLD, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

11 31 11 53 AM

Know All Men by these Presents:

That I, William M. Edwards, as Trustee for James M. Edwards, in the State aforesaid, in consideration of the sum of Twenty-two Hundred Fifty and No/100 (\$2250.00) - - - DOLLARS.

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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 Cora Bearden, her heirs and assigns forever:

All that certain piece, parcel or lot of land on the southern side of Mable Avenue in Chick Springs Township, Greenville County, State of South Carolina, being shown as Lot 88 on Plat 2 of the property of James M. Edwards recorded in Plat Book II at Page 120, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Mable Avenue at the joint front corner of Lot 88 and 89 and running thence with the line of Lot 89 S. 56-22 E. 123 feet to an iron pin at rear corner of Lot 87; thence with the line of Lot 87 S. 33-38 W. 200 feet to an iron pin on Mable Avenue; thence with the northeastern side of Mable Avenue the following courses and distances: N. 56-22 W. 18.2 feet to a monument; thence N. 25-56 W. 85 feet; thence N. 11-16 E. 83.7 feet; thence N. 33-55 E. 80 feet to the point of beginning.

It is understood that this conveyance is made subject to Restrictive Covenants applicable to all lots shown on said plat and which are recorded in Deed Book 523 at Page 463.

This deed is executed pursuant to a decree signed by Hon. J. Robert Martin, Jr., August 25, 1955, authorizing and directing the sale to be made by Robert J. Edwards as Trustee for James M. Edwards and pursuant to decree signed by Hon. J. Robert Martin, Jr., dated August 22, 1956, substituting William M. Edwards as Trustee.



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 grantee(s) hereinabove named, and her Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 31 day of August in the year of our Lord One Thousand Nine Hundred and Fifty-six.

Signed, Sealed and Delivered in the Presence of

William M. Edwards (Seal) as Trustee for James M. Edwards (Seal)

Margaret Loftis (Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me Margaret Loftis

and made oath that she saw the within named grantor(s) William M. Edwards, as Trustee for James M. Edwards sign, seal and as his act and deed deliver the within written deed, and that she, with J. L. Love witnessed the execution thereof.

Sworn to before me this 31st day of August, A. D., 19 56 (Seal) Notary Public for South Carolina

Margaret Loftis

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER UNNECESSARY I, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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 Heirs and Assigns, all her interest and estate, and also 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 day of A. D., 19 (Seal) Notary Public for South Carolina