

For True Consideration See Affidavit

FILED

GREENVILLE COUNTY OF 32 17

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

2013

KNOW ALL MEN BY THESE PRESENTS THAT, MRS. LURA MAUD MARSH, widow, a resident of Greenville County, South Carolina:

in consideration of the sum of Ten and No/100 (\$10.00) Dollars and labor and material provided in the repair and improvements on the dwelling on premises hereinafter described belonging to Grantor herein; and labor and material to be provided for such purposes, the receipt of which is hereby acknowledged; do hereby transfer, grant and convey unto W. DAVE VAUGHAN, for the term of his natural life, the real property held by said Grantor herein; lying in Tutler Township, Greenville County, S. C.; and being more fully described as follows:

THAT CERTAIN TRACT, being designated as Lot No. 6 and Part Lot No. 7 of E. L. Dill Property; according to a survey and map by H. S. Brockman, dated November 20, 1945, and a survey and map by Webb Surveying and Mapping Co., dated October 14, 1969; former registered in Plat Book 185, page No. 21, latter being registered in Plat Book \_\_\_\_\_, page No. \_\_\_\_\_, records of S.C., Greenville County, S. C. BEGINNING at a point on the West margin of River Road, approximately 2.59 feet from center line of Batesville Road; and running North 41 degrees 45 minutes West, 449 feet to a point; then North 79 degrees 15 minutes West 256 feet to a point on the West margin of River Road; then South 6 degrees 40 minutes East, 400 feet to the point of beginning.

At the time of the death of said W. Dave Vaughan the aforesaid property shall succeed to and devolve upon and be vested absolutely in Mrs. Guyola Malvina Grimsley Harwood and Owens Martin as tenants in common to be equally divided between them share and share alike; and as otherwise stipulated in my last will and testament.

It is my intention that the remainders as aforesaid shall vest in the aforesaid parties at the time of my death.

And further, that said W. Dave Vaughan shall have no right of divestiture of the whole or any part of the said property, or estate but only the right of possession and occupancy.

And further, that said W. Dave Vaughan shall be obligated to keep the improvements on said land in a reasonable state of repair, normal wear and tear excepted; and to pay any and all taxes and assessments during the period of the life estate granted herein, following my demise.

And further, that said W. Dave Vaughan shall have the right of occupancy of said premises, according to his normal living needs and requirements from the date hereof until my demise; thereafter full possession and occupancy of said premises.

TO HAVE AND TO HOLD all and singular the above granted and described property together with the appurtenances and rights and every part thereof, unto the said W. Dave Vaughan and his assigns for and during the natural life of W. Dave Vaughan; and upon his death to the said Mrs. Guyola Malvina Grimsley Harwood and Owens Martin, their heirs and assigns forever.

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