

## P. P. P.

State of South Carolina, ( Deed )  
County of Greenville.

Whereas, J.C. Royal, late of the County and State aforesaid, did on September 7th, 1906 depart this life intestate leaving no wife and children, but leaving as his sole heirs at law his mother, Sarah E. Jolly, and his brothers, Roger Royal, T.D. Royal and F.A. Royal, and his sisters Mrs. M.H. Fraher, Mrs. Elba Fraher, Mrs. Eva Jones and Mrs. Fannie L. Powell, all of the State of Virginia.

AND Whereas the said J.C. Royal was at the time of his death the owner in fee of the tract of land hereinafter described, AND Whereas the personal estate of the said J.C. Royal has been fully administered and all of his debts paid and we the said heirs desirous of disposing of said land and dividing the same among us. NOW Therefore we, the said Sarah E. Jolly, Roger Royal, T.D. Royal, F.A. Royal, Mrs. M.H. Fraher, Mrs. Elba Fraher, Mrs. Eva-Jones and Mrs. Fannie L. Powell, being the sole heirs at law of the said J.C. Royal in consideration of the premises and of the sum of One dollar (\$1.00) to us in hand paid by J.C. Duane, 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 J.C. Duane, as trustee, ALL that certain lot of land situate in the County and State aforesaid in the City of Greenville, on the North side of East Stone Avenue and known as Lot No. 22 on a plat of the lands of the Mountain City Land and Improvement Company, made by J.N.-Southern, February 20th, 1891 and recorded in Vol. "V.V", page 544, R.M.C. office for Greenville County, reference being had to said plat the metes and bounds will more fully appear as follows:

Beginning at a point on the North side of East Stone Avenue 490- $\frac{1}{2}$  feet from the East side of Elizabeth Street; thence with Stone Avenue S. 73 E. 54- $\frac{1}{2}$  feet to a stake; thence N. 17 E. 206- $\frac{1}{2}$  feet to a stake; thence N. 73 W. 54- $\frac{1}{2}$  feet to a stake; thence S. 17 W. 206- $\frac{1}{2}$  feet to the beginning corner, this being the tract of land conveyed to the said J.C. Royal by Mountain City Land & Improvement Company on Jan. 26, 1906, the deed whereof is recorded in Vol. "MMM". at page 678.

Together with all the Rights, Members, Hereditaments and Appurtenances belonging or in any wise incident or appertaining. TO HAVE AND TO HOLD all and singular the said premises unto the said J.C. Duane, as trustee, his heirs and assigns forever. AND we do hereby bind ourselves and our heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said J.C. Duane, as trustee, his heirs and assigns from and against us and our heirs, executors, administrators and assigns and every person whomsoever lawfully claiming or to claim, the same or any part thereof.

IN Trust nevertheless upon the following terms, to wit:

In trust to sell and dispose of the said property on such terms as to the said J.C. Duane may seem best, and on such sale to make good fee simple deed to the purchaser, and in trust to collect in the proceeds of sale and after payment of all expenses incident to said sale, to divide the balance among the grantors herein, in the proportions directed by the laws of the state of South-Carolina, that is unto Sarah E. Jolly one-third hereof, and unto all of the other grantors herein one-seventh of the remaining two-thirds. AND until such sale in trust to rent out the said premises to pay all taxes and other expenses which may be incident to caring for said property and to charge the same against proceeds of sale.

In Testimony Whereof, we have hereunto set our hands and seals this September 20, 1907  
In presence of:

R.E. Daniel,  
T.N. Brigstock,  
W.T. Dameron,

Sarah E. Jolly, (L.S.)  
Roger Royal, (L.S.)  
T.D. Royal, (L.S.)  
F.A. Royal, (L.S.)  
Mrs. M.H. Fraher, (L.S.)  
Mrs. Elba Fraher, (L.S.)  
Mrs. Eva Jones, (L.S.)  
Mrs. Fannie L. Powell, (L.S.)

State of Virginia,  
County of Brunswick.

Personally appeared before me R.E. Daniel, who being duly sworn says; that he saw the within named Sarah E. Jolly, Roger Royal, T.D. Royal, F.A. Royal, Mrs. M.H. Fraher, Mrs. Elba Fraher, Mrs. Eva Jones, and Mrs. Fannie L. Powell, as heirs at law and distributees of J.C. Royal, deceased sign, seal and as their act and deed deliver the foregoing deed and that he with T.N. Brigstock and W.T. Dameron witnessed the execution thereof.

Sworn to before me this 20th, day of September A.D. 1907

R.A. Raney,

Notary Public for Brunswick Co., Virginia.  
My Commission expires April 25, 1910.

R.E. Daniel

State of Virginia,  
County of Brunswick.

I, R.A. Raney, Notary Public for Brunswick County, Virginia do hereby certify unto all whom it may concern that Mrs. T.D. Royal, wife of the within named T.D. Royal, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the within named J.C. Duane as trustee his successors, heirs and assigns all her interest and estate and also all 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,  
20th, day of September A.D. 1907.

R.A. Raney, (Seal)

Notary Public for Brunswick Co., Virginia.  
My Commission expires April 25, 1910

Mrs. T.D. Royal,

( See next page for the remainder to this Deed )