

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS That Rachel Nash of Greenville County in the State aforesaid, in consideration of the sum of One Dollar to me in hand paid at and before the sealing of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged),

have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto L. O. Patterson

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, in Greenville County, being known and designated as lot number sixteen (16) of a subdivision of land called New Hope, as shown on E. H. Patton's plat of the same, dated June 7, 1910, and recorded in the office of the Register of Mesne Conveyances for Greenville County in plat book A, page 404, and having according to such plat, the following lines and bounds, to-wit: Beginning at an iron pin on the south-east corner of lot number 15 on Arthur Street and running thence S. 71° E. sixty (60) feet to an iron pin on corner of lot No. fifteen (15) (which former is two hundred and fifty feet (250) feet and thirty (30) inches (146.6) feet along line of lot No. fifteen (15) an iron pin on line of lot No. eleven; thence S. 81° 36' W. sixty (60) feet along line of lot No. eleven to an iron pin on corner of lot No. eleven; thence S. 12° 44' W. one hundred and forty six (146) feet along line of lot No. eleven to the beginning corner, this being the same lot conveyed to me, the said Rachel Nash, by Holly Hardin by deed dated February 11, 1926, and recorded in said office in Book 104, at page 408.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, as in any wise incident or appertaining, and have and do hold all and singular the premises before mentioned unto the said grantee and his heirs, assigns and assigns forever.

In trust to and for the following uses and purposes, to-wit:

- (1) In trust to rent, sell, mortgage, exchange and by any other method disposed of said lands (and any lands subsequently acquired or exchanged therefor) at public or private sale with or without advertisement, at such times in such manner and for such price as said trustee may deem advisable; to execute and deliver a good and sufficient deed of conveyance therefor to the purchaser thereof in fee simple or otherwise and with all the usual covenants of warranty; to hold any land so exchanged (and the land hereby conveyed) and for any subsequently acquired property and any part thereof upon the same trusts and limitations with the same full power to rent, sell, mortgage, exchange, convey and transfer all subsequently acquired property.
- (2) In trust to collect and receive the rental of said property and the proceeds of sale thereof and after the disbursing said trustee for all amounts which he may expend for taxes, insurance, repairs, improvements, commissions to real estate and rental agents, advice, attorney's fees, costs of trust and any other charges incident to the trust, to invest the same and the sale of said property (it being understood and agreed that

said trustee shall be under no obligation to advance funds for any purpose; that he may use only such funds as he may deem advisable to rent or sell said property and that he shall not be held for failure to perform any duties hereunder, and after deducting commissions on all sums received and disbursed by him at the rate allowed by law to executors and other fiduciaries, there is that the discharge of all such property in accordance with their legal rights and priorities in and for as the funds we have here permitted, and to pay over any surplus, without interest to the said trustee, unless a demand is made therefor.

The above described land is the same conveyed to by the same conveyed

on office of Register of Mesne Conveyances for Greenville County, S. C., in Book Page

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said grantee and his heirs and assigns forever. And do hereby bind myself, my heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said grantee, and his heirs, assigns, against myself and part thereof, and against every person whomsoever lawfully claiming or to claim the same or any

WITNESS my hand and seal, this thirtieth day of November in the year of our Lord one thousand, nine hundred and thirty

Signed, Sealed and Delivered in the presence of Rachel Nash (L.S.) J. Lynn Walker (L.S.)

S. C. Stamps \$ No Stamps First due

THE STATE OF SOUTH CAROLINA, County of Greenville

PERSONALLY appeared before me J. Lynn Walker and made oath that she saw the within named Rachel Nash sign, seal and as witness the execution thereof

SWORN TO before me this 13th day of November A. D. 1932 J. Lynn Walker (L.S.) Notary Public for South Carolina.

THE STATE OF SOUTH CAROLINA, RENUNCIATION OF DOWER.

I do hereby certify unto all whom it may concern that Mrs. the 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 the within named 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 day of A. D. 1932 (L.S.) Notary Public for South Carolina.

Recorded Dec. 29, 1932 at 5:15 o'clock P.M.

END OF L