

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,  
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That C. G. Gunter, Inc.

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Three Thousand Seven Hundred Seventy Five (\$3,775.00) DOLLARS, and assumption of a mortgage in the sum of Seventy Five Hundred (\$7500.00) Dollars

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto L. A. Ramsey and P. R. Long

All that piece, parcel or tract of land lying and being in Gantt Township, Greenville County, State of South Carolina, about  $3\frac{1}{2}$  miles south of the City of Greenville, lying between the White Horse Road and the Columbia and Greenville Railroad, and having the following metes and bounds, to-wit: Beginning at an iron pin on the east side of the White Horse Road at Looper's corner, and running thence S. 42 E. with said road 35.30 to a P. O. corner on the east side of said road; thence N.  $28\frac{1}{2}$  E. 18.70 to iron pin on right of way of Columbia and Greenville Railroad; thence with line of right-of-way of said railroad in a northerly direction to an iron pin; thence  $79-2/3$  W. 34.00 to iron pin at the beginning, bounded by lands formerly owned by Paul Stone, Columbia and Greenville Railroad, Mabel McB. Charles, and the White Horse Road, and containing seventy-two and three-fourths ( $72-3/4$ ) acres, more or less. *72 3/4*

AISO: All that other tract of land in the County and State aforesaid, in Gantt Township, on the White Horse Road, being known as the Paul Stone place, and having the following metes and bounds: Beginning at a stone on the White Horse Road and running thence N.  $53-1/4$  E. 39.00 to stone on Columbia and Greenville Railroads; thence with said Railway 19.84 to stone; thence S.  $76-3/4$  W. 34.00 to stone on White Horse Road; thence with said Road N. 44 W. 4.50 to the beginning, containing forty (40) acres, more or less. *40 A*

This is the same land conveyed to the grantor by Eva E. Chandler by deed dated December 7, 1932 and recorded in Deed Book 144, at Page 236, R. M. C. Office for Greenville County.

Included in the acreage above described are the rights-of-way of the Southern Railway Company, Piedmont and Northern Railway and the White Horse Road and this deed is made subject to said rights-of-way.

As part of the consideration for this conveyance the grantees assume and agree to pay a mortgage covering the above described land in favor of the Southeastern Life Insurance Company in the principal sum of \$7,500.00, with interest thereon from December 1, 1940, this mortgage is recorded in Vol. 144, at Page 17, R. M. C. Records for Greenville County.

All Crops on the above described land belong to the grantor who shall have the right to remove the same on or before January 1, 1941 and it is agreed that possession of said land shall not be given the purchasers until January 1, 1941.

It is agreed that the grantor shall have the right to the use and occupancy, free of rent, for the year 1941, of the warehouse and a one story dwelling with barn and out buildings and a reasonable amount of land adjoining the same which buildings are situate on the land above described.

It is hereby certified that at a meeting of the stockholders and directors of C. G. Gunter, Inc., all of the stockholders and directors being present in person or by proxy, it was unanimously resolved that said corporation should execute and deliver the within deed to L. A. Ramsey and P. R. Long for the consideration and on the terms and conditions hereinabove stated.