

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

DEED

KNOW ALL MEN BY THESE PRESENTS, that SALUDA LAND & LUMBER COMPANY, a corporation organized and existing under the Laws of the State of Delaware, GRANTOR, for and in consideration of the sum of Three Hundred Thirty Nine Dollars and 45/100 (\$339.45) to it paid, at and before the sealing and delivery of these Presents, the receipt whereof is hereby acknowledged, has GRANTED, BARGAINED, SOLD AND RELEASED, (subject to the hereinafter stated right-of-way reservation), and by these Presents does hereby GRANT, BARGAIN, SELL AND RELEASE, (subject to the said right-of-way reservation), unto W. B. COXE, of Greenville County, State of South Carolina, GRANTEE, that certain plot of ground lying within the boundary of that certain tract of land situate on waters of Little Fall Creek and North Saluda River in Saluda and Glassy Mountain Townships, Greenville County, State of South Carolina, shown on a plat thereof prepared by Howard Wiswall, C. E., Survey of 1918-1920, as "B-IV Thomas Wilson Goodwin" tract, reference to which plat is hereby craved for an accurate description thereof, the said plot herein conveyed being more particularly described as follows:

Beginning at a Chestnut Oak, OM, corner common to the herein described tract and lands now or formerly of W. C. Yount and Saluda Land & Lumber Company's "Harris Pitman" tract, thence N. 75° 17' E. crossing Little Fall Creek 1,785.3 Feet to a stone; thence S. 61° 55' E. 398.5 feet to a Locust OM; thence S. 48° 50' W. 861.3 feet to a Spanish Oak (Gone) Stone File; thence N. 77° 45' W. 1,481.7 feet to a Chestnut Oak, the beginning corner, containing 17.43 acres, more or less, as shown on a plat thereof attached to and made a part of this Deed.

The party of the first part reserves unto itself, its successors and assigns, rights of ingress and egress upon and across the above granted premises, or any part thereof, at any point or points the Grantor, its successors and assigns may elect.

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 hereinbefore mentioned unto the said W. B. Coxe, his heirs and assigns, forever.

And, Saluda Land & Lumber Company does hereby bind itself, its successors and assigns, to warrant and forever defend all and singular the said Premises unto the said W. B. Coxe, his heirs and assigns against itself, its successors, and any and all persons whomsoever lawfully claiming the same or any part thereof.

PROVIDED, HOWEVER, It is distinctly understood and agreed that the liability of the Grantor for the breach of any covenant or warranty contained in this Deed of Conveyance is limited to Fifteen Dollars (\$15.00) per acre as to any part of the herein described Tract and that the herein Grantor, its successors and assigns, shall be liable for a breach of any covenant or warranty only to said extent.

IN WITNESS WHEREOF, Saluda Land & Lumber Company has caused these Presents to be executed by its President and Secretary, this 28th day of April, A. D. 1944.

Attest:

C. E. Siddall  
Secretary.

Signed, sealed and delivered  
in the presence of:  
Elizabeth Weber  
A. W. Peterson

SALUDA LAND & LUMBER COMPANY  
BY: G. R. Birkelund  
President.



STATE OF ILLINOIS  
COUNTY OF COOK.

Personally appeared before me A. W. Peterson and made oath that he saw the within named G. R. Birkelund as President and C. E. Siddall as Secretary, sign, seal and as the act and deed of the said Saluda Land & Lumber Company, deliver the within written instrument, and that he with Elizabeth Weber witnessed the due execution thereof.

Sworn to before me this 28th  
day of April, A. D. 1944.

Mildred Boom

Notary Public for: My commission expires:  
My commission expires Feb. 6, 1946.



S. C. Stamps \$1.00

U. S. Stamps \$0.55

A. W. Peterson.

Recorded May 11th, 1944 at 9:45 A. M. #5008 BY: E.G.

For Timber Release in connection with this deed see Deed Book 263, page 327.