

The State of South Carolina,
COUNTY OF GREENVILLE.

WHEREAS, Alexander McBee, deceased, by his last will, which is filed in the office of the Probate Court for Greenville County in Apartment 348, File 5, did appoint the Grantor, Floride Smith McBee, his Executrix with implied power and authority to sell any real estate belonging to the said Estate upon obtaining the consent of Crosswell McBee; and

WHEREAS, in order to do away with any question as to the authority of the said Executrix to make sales of real estate, any agreement was entered into between all devisees under the will of the said Alexander McBee on October 30, 1937, which is of record in the R. M. C. Office for Greenville County, S. C. in Deeds Volume 201, page 47, whereby the devisees under said will have given their express consent and authority to the grantor, as Executrix, to sell any part or all of the said real estate upon the consent of Crosswell McBee, together with full power and authority to make deeds of conveyance to said purchasers,

NOW, THEREFORE,

KNOW ALL MEN BY THESE PRESENTS, That I, Floride Smith McBee, as Executrix under the Will of Alexander McBee, deceased,

in the State aforesaid.
in consideration of the sum of One and no/100 DOLLARS

to me paid by Mrs. Ollie J. Duncan.

in the State aforesaid, 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 Mrs. Ollie J. Duncan, her heirs and assigns.

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, situate, lying and being in the City of Greenville and bounded on the west by a new-cut street leading from Perry Avenue to Lindburgh Avenue; on the north by lot #41; on the east by property of Ollie J. Duncan and on the south by lot #40 of the McBee Estates, as shown on plat made by Dalton & Neves, Engineers, August, 1937, and revised April, 1940, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a pin on Luther Street, northwest corner of Lot #40 of the McBee Estates, and running thence S. 68-37 E. 63 feet to a pin on W. G. Duncan's property; thence N. 20-14 E. along W. G. Duncan's line, southeast corner, 50 feet to a pin on Lot #41; thence along lot #41 N. 68-37 W. 60 feet to a pin corner lot #42; thence approximately S. 20-14 W. 50 feet to the beginning.

It is the intention of this deed to grant all right, title or interest in that piece of property formerly known as Luther Street abutting lots Nos. 40 and 41, as shown on a plat made by Dalton & Neves, Engineers, August, 1937, and revised April, 1940, of McBee Estates.

I HEREBY CONSENT TO THE ABOVE CONVEYANCE.

CROSSWELL MCBEE

WITNESS:

CROSSWELL MCBEE

Woodard Cook

William M. Parks.

Consent recorded June 28th, 1945 at 12:29 P. M. #7497 BY:E.G.