

And I do hereby bind my Heirs, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, TRUSTEE FOR WILBUR BERNARD SIMMONS, JR. UNDER TRUST AGREEMENT DATED DECEMBER 31, 1970, its Successors Heirs and Assigns, against me and my Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS my hand and seal, this 31st day of December in the year of our Lord one thousand nine hundred and seventy in the one hundred and ninety-fourth year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of

Witnesses: William C. Kell, R. M. Crisler, W. B. Simmons (L. S.), (L. S.), (L. S.), (L. S.)

THE STATE OF SOUTH CAROLINA GREENVILLE County

PERSONALLY appeared before me R. M. Crisler and made oath that she saw the within named W. B. Simmons sign, seal and as his act and deed deliver the within written deed, and that he with William C. Kell witnessed the execution thereof.

SWORN TO before me this 31st day of December A. D. 19 70 William C. Kell (L. S.) Notary Public for South Carolina My Commission Expires: 11/19/79

R. M. Crisler

THE STATE OF SOUTH CAROLINA GREENVILLE County

Renunciation of Dower

I, William C. Kell, do hereby certify unto all whom it may concern that Mrs. Grace D. Simmons the wife of the within named W. B. Simmons 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 THE SOUTH CAROLINA NATIONAL BANK OF CHARLESTON, TRUSTEE FOR WILBUR BERNARD SIMMONS, JR. UNDER TRUST AGREEMENT DATED DECEMBER 31, 1970, its 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 31st day of December A. D. 19 70 William C. Kell (L. S.) Notary Public for South Carolina My Commission Expires: 11/19/79

Grace D. Simmons