

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

1982-671

RANKERS TRUST OF SOUTH CAROLINA, as Executor and Trustee under the Will of John T. Douglas, decd. - A Corporation chartered under the laws of the State of --South Carolina-- and having a principal place of business at Greenville, State of South Carolina, in consideration of --Ten and No/100 and partial distribution of Estate (\$10.00)----- Dollars, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto ROSA F. DOUGLAS, her heirs and assigns, forever:

An undivided 14.4 percent interest in and to:

ALL that certain piece, parcel or lot of land, together with all improvements thereon, located lying and being in the County of Greenville, State of South Carolina, lying on the northern side of Scarlett Street and having, according to a survey entitled "Property of John T. Douglas and L. A. Moseley", dated April 3, 1968 prepared by H. C. Clarkson, Jr., the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Scarlett Street and running thence, S. 6-58 W., 192.2 feet to a point; thence, N. 83-07 E., 53.4 feet to a point; thence, S. 6-58 W., 184.2 feet to a point on the northern side of Scarlett Street; thence, S. 74-35 W., 54.0 feet to a point, the point and place of beginning. -594-267-1-3.9

The property herein conveyed is a portion of the property conveyed to John T. Douglas and L. A. Moseley by the First National Bank of Greenville, South Carolina as substituted Trustee under the Will of J. Sprouil Marshall, decd., recorded March 3, 1951 in the Greenville County R.M.C. Office in Deed Book 430 at Page 155. Subsequently, the said John T. Douglas died testate, a resident of Greenville County naming the within Grantor as his executor and trustee. Subsequent to that, Lehman A. Moseley conveyed his undivided one-half interest in and to the above described property to the Grantor herein by deed recorded February 5, 1976 in the Greenville County R.M.C. Office in Deed Book 1031 at Page 243, recorded February 26, 1978 in the R.M.C. Office in Deed Book 1032 at Page 178.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of ways which are of record and/or actually existing on the ground affecting the subject property.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining: to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same of any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 18th day of March 19 78.

SIGNED, sealed and delivered in the presence of:

BANKERS TRUST OF SOUTH CAROLINA as Exec (SEAL)

A Corporation

By: R. David Masser, VICE PRESIDENT & TRUST OFFICER

Jan. H. Campbell

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 18th day of March 1978. Notary Public for South Carolina.

Jan. H. Campbell

RECORDED this 11th day of JUL 7 1978 at 2:45 P. M., No. 631

M11.1-1-3.811

CC-11-1-778-1316

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