

E. G. Mallard DEED TO W. A. Chandler

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, That A. E. G. Mallard of the City of Greenville

in the State aforesaid, in consideration of the sum of Ten Dollars and other Consideration DOLLARS to me in hand paid at and before the sealing of these presents by W. A. Chandler

(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 W.A. Chandler, his heirs and assigns, All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, Greenville County, South Carolina, on River Street; Beginning at a point in the center of an industrial side track, Huntington & Gerry corner on River Street one hundred and forty and 6/10 feet from the northwest corner of brick building in the corner of said River Street and Hammond Street, and running thence with River Street N. 26-30 E. ninety-five feet to a stake on an un-named street as appears from a survey made by Sam Hunter June 5th, 1919; thence with said un-named street and making an included angle of 89-20 degrees forty feet to an iron pin; thence making an included angle of 89-80 degrees ninety-five feet to an iron pin in the center of said industrial track; thence with said industrial track and making an included angle of 89-20 degrees forty feet to an iron pin on River Street, the beginning corner; and being a part of the same land conveyed to me by Norwood National Bank of Greenville, S.C. June 1909; deed recorded in the office of Register of Mesne Conveyance for Greenville County in Vol. PPP, at page 333. The center of the industrial track hereinbefore referred to constitutes the dividing line between the lot herein conveyed and the lot heretofore conveyed to Huntington & Gerry and it is intended that said industrial track shall be perpetually maintained by the Railway Company for the mutual benefit of the grantee or grantees, and grantor, their heirs and assigns in order to accomplish said purpose. The grantor herein does covenant and bind himself, his heirs and assigns that he and they will at all times permit said track to be maintained and operated and will permit all acts that may be necessary to this end; and the grantor does further convey and assign unto the grantee an interest in the rights of way with which grantor is vested under and by the terms of the rights of way deeds heretofore made to him and to his predecessors in title so as to insure the continued maintenance and operation of said industrial track. The grantor reserves the right to use any line wall that may be constructed on the east line of the lot herein conveyed as a party wall.

State of South Carolina, County of Greenville. For value, The Peoples National Bank of Greenville, S.C., as executor of the estate of D.D. Davenport, does hereby release the within described lot from the lien of a mortgage, executed to it by E.G. Mallard Jan. 28, 1919, and recorded in the office of Register of Mesne Conveyance for Greenville County in Vol. 46 at page 233.

Witnesses: J.J. Gantt, W.L. Bentz, Estate of D.D. Davenport, Peoples National Bank, Greenville, S.C. By W.C. Beacham, Pres. Executor.

State of South Carolina, County of Greenville. Personally appeared J.J. Gantt who being duly sworn says he saw The Peoples National Bank of Greenville, S.C. by its duly authorized officers, Wm. C. Beacham, Pres. as Executor of the estate of D.D. Davenport sign, seal and as its act and deed deliver the foregoing release, and that he with W.L. Bentz witnessed the execution thereof. Sworn to before me this -- day of June, A.D. 1919. C.H. Stokes (Seal) Notary Public, S.C. J.J. Gantt

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 before mentioned, unto the said W.A. Chandler, his heirs and assigns, forever.

AND myself, my heirs, executors and administrators, to warrant and forever defend, in and singular, the said premises unto the said W.A. Chandler, his heirs and assigns, against

me my heirs, and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

WITNESS my hand and seal, this 23 day of June in the year of our Lord one thousand nine hundred and nineteen and in the one hundred forty-third year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of S.O. Skelton, J.J. Gantt, E. G. Mallard (L. S.) (L. S.) (L. S.) (L. S.) (L. S.)

Revenue Stamps Cancelled table with columns Dollars (4) and Cents (00)

STATE OF SOUTH CAROLINA, County of Greenville. PERSONALLY appeared before me, S.O. Skelton and made oath that he saw the within named E. G. Mallard

sign, seal, and as his act and deed, deliver the within written Deed; and that he, with J.J. Gantt witnessed the execution thereof.

SWORN to before me, this 24th day of June A.D. 1919. S.O. Skelton (L. S.) Notary Public for S. C.

STATE OF SOUTH CAROLINA, RENUMCIATION OF DOWER. County of Greenville. I, J.J. Gantt N.P. S.C. do hereby certify unto all whom it may concern, that Mrs. Susan C. Mallard wife of the within named E. G. Mallard 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 W.A. Chandler his 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 24th day of June A.D. 1919. Susan C. Mallard (L. S.) Notary Public for S. C.

Recorded June 24th 1919