

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Sans Souci Country Club

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Forty-five thousand (\$45,000.00) DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee, hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Franklin Real Estate

& Investment Company, All that piece, parcel or lot of land either partly or wholly in Paris Mountain Township, Greenville County, State of South Carolina, between Franklin and Buncombe Roads, described as follows:

Beginning at an iron pin near a brick gate post in the Franklin Road, and running thence S. 5-17 E. 645.9 feet to iron pin; thence S. 45-03 W. 822.9 feet to an iron pin at twin oaks; thence N. 60-10 W. 309 feet to an iron pin; thence S. 46-32 W. 27-2 feet to an iron pin; thence S. 46-05 W. 232 feet to an iron pin; thence S. 73-19 W. 501.6 feet to an iron pin; thence N. 30-24 W. 194 feet to an iron pin at cherry tree; thence N. 19-56 W. 154 feet to an iron pin at Catalpa; thence N. 15-1 E. 120 feet to C.I. Monument; thence N. 11-3 W. 502.8 feet to C.I. Monument; thence N. 24-30 E. 1162.9 feet with line of land now or formerly belonging to Lucy B. Perry to an iron pin on the Franklin Road; thence with the Franklin Road S. 64-24 E. 1313.1 feet to the beginning corner.

As shown on a plat made by J.E. Sirrine & Company on February 26, 1921, and revised October 10, 1922. The above tract contains 53.20 acres, more or less and is known as the Sans Souci Country Club and is the same land conveyed to the grantor by Franklin Holding Company on July 1, 1914, deed recorded in R.M.C. office for Greenville County in Volume 25, at page 57, the western boundary of which tract was fixed between the grantor and Lucy B. Perry by agreement dated March 3, 1921, and recorded in R.M.C. office for Greenville County in Book 61, page 139. Excepting, however, two lots conveyed by Sans Souci Country Club - one to Carrie W. Stradley, April 3, 1916, of record in Volume 25, page 135, containing 1.02 acres, and the other by deed of Sans Souci Country Club to Cora T. Tannahill, dated May 3, 1917, and recorded in Volume 25, page 206, containing 44/100 of an acre.

This conveyance is made in accordance with a Resolution passed by the Directors of the Sans Souci Country Club, December 27th, 1922, and confirmed and ratified by the members of said Club at a duly called and held meeting, July 10th, 1923.

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 premises before mentioned unto the grantee, hereinafter named, and its successors, heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee, hereinafter named, and its successors, heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers

on this the 11th day of July in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred and forty eighth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Leice A. Smith and Edgar C. Waldrop By J. M. Milham, Secy. Treas.



Revenue Stamps Cancelled, \$ 45 and 00 cents.

STATE OF SOUTH CAROLINA

County of Greenville

PERSONALLY appeared before me Edgar C. Waldrop and made oath that he saw

J. M. Milham as President and J. M. Milham as Secretary and Treasurer of Sans Souci Country Club a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with

SWORN to before me, this 11th day of July A. D. 1923 Edgar C. Waldrop witnessed the execution thereof

Notary Public for South Carolina

Recorded for July 12th 1923



END OF Doc

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That Lipscomb-Russell Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Ten DOLLARS, and other valuable considerations

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee, hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

Greenville Realty & Investment Company, its successors and assigns: All its right, title and interest in and to all that certain piece, parcel or lot of land - the same being an undivided one-seventh (1/7) interest - situate, lying and being in the City of Greenville, County and State aforesaid, on the South side of Pendleton Street, near the intersection of Augusta Street, and having the following notes and bounds, to-wit:

Beginning at an iron pin corner of lot of K.S. Conrad, and running thence S. 69 W. 49 feet with Pendleton Street to a stake; thence S. 32 E. 68 feet to a stake; thence N. 69 E. 53 feet to a stake on Conrad's line; thence with Conrad's line in a Northerly direction 68 feet to the point of beginning. The same being the one-seventh (1/7) interest conveyed to Lipscomb-Russell Company by W.D. Workman, by his deed dated April 25, 1923, and recorded in the R.M.C. Office for Greenville County in Vol. 88, page 176.

As a part of the consideration for this conveyance, the grantee herein assumes and agrees to pay one-seventh (1/7) of the unpaid portion of a mortgage executed October 6, 1919, by W.A. Wallace, Jas. M. Richardson, R.L. Cruikshank, John C. Henry, Frank Henry, J.C. Martin and H.B. Bates to Jas. E. Payne - said mortgage executed in the sum of \$9,367.27, the unpaid portion of which is \$6,244.86, one-seventh of which or \$892.12, being the amount that the Grantee herein assumes and agrees to pay. Said mortgage of \$9,367.27 is recorded in Vol. 82, page 9.

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 premises before mentioned unto the grantee, hereinafter named, and its successors, heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee, hereinafter named, and its successors, heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers

on this the 19th day of July in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred and forty eighth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of Lily Gregory and John M. Lipscomb By Jas. A. Russell, Pres. and L. Reid Jackson, Secretary

Revenue Stamps Cancelled, \$ 1 and 00 cents.

STATE OF SOUTH CAROLINA

County of Greenville

PERSONALLY appeared before me John M. Lipscomb and made oath that he saw

Jas. A. Russell as President and L. Reid Jackson as Secretary of Lipscomb-Russell Company a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with

SWORN to before me, this 19th day of July A. D. 1923 John M. Lipscomb witnessed the execution thereof

Notary Public for South Carolina

Recorded for July 24th 1923

END OF Doc