

State of South Carolina  
 County of Greenville

Know all men by these Presents, That I, John A. Russell, of the City of Greenville, County of Greenville, in the State aforesaid, in consideration of the sum of Five Dollars (\$5.00) to me in hand paid at and before the sealing of these presents by Roy H. Bogerman, as Trustee, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents I do grant, bargain, sell and release unto the said Roy H. Bogerman, as Trustee, his successors and assigns,

All those certain pieces, parcels or lots of land situate, lying and being in Greenville Township, Greenville County, State of South Carolina, being a short distance beyond the corporate limits of the City of Greenville and known and designated as Lots nos. 9 to 13 inclusive as shown on plat made by R. C. Dalton, Engineer, in 1913 and being described as follows:

Beginning at an iron pin at the intersection of a 50 foot Street, and running thence along said 50 foot Street N. 45° W. 112.4 feet across a branch to an iron pin; thence S. 44°-15' W. approximately 20 feet to a branch; thence with said branch following the meanderings of the same in a westerly direction to an iron pin on Miller line; thence with said Miller line S. 50-55° E. 105.1 feet, more or less, to an iron pipe on the north side of said 50 foot Street; thence along said 50 foot Street N. 45° E. 190 feet to the beginning.

This being the same lot of land conveyed to John A. Russell by C. F. Gutpass by deed recorded in the A. M. C. Office for Greenville County in Vol. 77 at page 210.

Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging; as in any wise incident or appertaining.

To have and to hold all and singular the Premises before mentioned unto the said Roy H. Bogerman, as Trustee, his successors and assigns forever. In trust, nevertheless, for the following uses and purposes:

1) To collect the income, rents and profits thereon

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to pay all expenses incident to carrying out this trust, including payment of taxes, expenses of collection of rents, insurance and repairs.

2) To sell or exchange upon such terms as said Trustee, Roy H. Bogerman, may think best, at private or public sale, with or without advertisement, and upon such sale or sales to make and execute any and all necessary and proper deeds as fully as the grantors could; and out of the proceeds of said sale or sales, or the securities if any be taken upon such sale or sales, to pay off, discharge, adjust and liquidate any indebtedness due by H. M. Welch to Roy H. Bogerman, as Receiver of Bank of Commerce.

3) The same power of sale shall be vested in the Trustee with reference to any property which he may acquire by exchange (as is herein provided) with reference to the particular property above described.

And I do hereby bind myself, my heirs, executors and Administrators, to warrant and forever defend all and singular the said Premises unto the said Roy H. Bogerman, as Trustee, his successors and assigns, against myself 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 25th day of October, in the year of our Lord one thousand nine hundred and twenty-seven, and in the one hundred and fifty-second year of the Independence of the United States of America.

John A. Russell, (d. s.)  
 Signed, sealed and Delivered in the Presence of:  
 Sophie Wallace  
 L. Reid Jackson  
 State of South Carolina  
 County of Greenville

Personally appeared before me Sophie Wallace and made oath that she saw the within named John A. Russell sign, seal and do his act and deed, deliver the within written deed, and that she with L. Reid Jackson witnessed the execution thereof.

Sophie Wallace  
 Sworn to before me this 25th day of October  
 A. D. 1927.  
 L. Reid Jackson (seal)  
 Notary Public for State of S. C.