

## TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

WHEREAS, the undersigned, are all of the heirs at law of J. O. Lewis, deceased; and  
WHEREAS, on the \_\_\_\_ day of \_\_\_\_\_ 1936, the undersigned conveyed to Thomas L. Lewis and A. H. Wells certain property in trust, said deed being recorded in the R. M. C. Office for Greenville County in Deed Book 191, page 70; and

WHEREAS, the trust terms were limited and provided, among other things, that the property was to be sold only in accordance with a certain plat and provided that the sale should be agreed upon by the trustees and an officer of the First National Bank of Greenville, South Carolina, a majority of the said three to be controlling; and

WHEREAS certain questions have arisen concerning the division of some of the lots, the application of the proceeds by the trustees to making certain improvements, and the failure of the officer of the First National Bank agreeing to same; and

WHEREAS, on April \_\_\_\_\_, 1940, the undersigned executed a trust deed to Thomas L. Lewis and James F. Davenport (said James F. Davenport having been appointed successor to A. H. Wells, deceased) broadening the trust terms and undertaking to approve the relocation of the streets, division of lots, and ratifying the acts of the former trustees, etc., but some question has been raised as to said deed ratifying and approving the acts of Thomas L. Lewis and A. H. Wells, as trustees, and this instrument is executed for the purpose of clarifying any question as to the conveyances heretofore made by Thos. L. Lewis and A. H. Wells, as trustees.

NOW, THEREFORE, We, Thomas L. Lewis, Caroline Lewis Webster, J. M. Lewis, W. B. Lewis, Mary B. Lewis, Anne Lewis Goldsmith, Mary Lewis Alston, Janet Lewis Perdue, and J. O. Lewis, Jr., being the sole heirs and distributees at law of J. O. Lewis, deceased, hereby ratify and confirm any and all sales, acts, doings, deeds and conveyances of said Thomas L. Lewis and A. H. Wells as trustees under the trust deed dated \_\_\_\_ day of \_\_\_\_\_, 1936, recorded in Deed Book 191, page 70, and we hereby ratify and confirm any division of lots, laying out of streets, closing streets, and expenditures of money on improvements, whether authorized or unauthorized under the terms of said trust deed, and specifically relieve the purchaser or purchasers of any and all of said lots from responsibility to seeing to the application of the proceeds from the sale or sales of any of said lots.

We further ratify any and all sales made by said Thomas L. Lewis and A. H. Wells, as trustees under said deed, whether with or without the approval of an officer of The First National Bank, of Greenville, South Carolina, as said trust deed provided.

It is intended further that this instrument is to clarify any question as to title in any purchaser or purchasers from said Thomas L. Lewis and A. H. Wells, as trustees, or any person or persons claiming by or through said purchaser or purchasers, and hereby waive any and all irregularities in connection with said conveyances, and to remove any cloud from the title of any of the said lots so conveyed by said trustees.

In witness whereof, we have hereunto set our hands and seals this 10 day of October, 1940.

In the presence of:

James H. Craig  
C. L. Walker

As to Thomas L. Lewis,  
Carolina Lewis Webster,  
J. M. Lewis, W. B. Lewis,  
and Mary B. Lewis

Robert C. Alston  
James L. Alston

As to Anne Lewis Goldsmith, Mary  
Lewis Alston, and Janet Lewis Perdue

F. C. Cheney  
Mrs. Loyce Smith

As to J. O. Lewis, Jr.

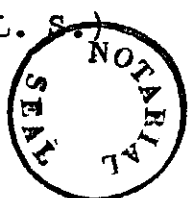
State of South Carolina,  
County of Greenville.

Personally appeared before me James H. Craig, who being duly sworn, says that he saw the within named Thomas L. Lewis, Caroline Lewis Webster, J. M. Lewis, W. B. Lewis, and Mary B. Lewis, sign, seal, and as their act and deed deliver the within written instrument, and that he with C. L. Walker witnessed the execution thereof.

Sworn to before me this 13th day of October, 1940.

James H. Craig

Myra M. Pitts (L. S.)  
N. P. for S. C.



Thos. L. Lewis (L. S.)  
✓ Caroline Lewis Webster (L. S.)  
? J. M. Lewis (L. S.)  
✓ W. B. Lewis (L. S.)  
✓ Mary B. Lewis (L. S.)  
- Annie Lewis Goldsmith (L. S.)  
- Mary Lewis Alston (L. S.)  
- Janet Lewis Perdue (L. S.)  
- J. O. Lewis, Jr. (L. S.)