

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

WHEREAS, The South Carolina National Bank of Charleston, S. C., heretofore held title to the property hereinafter described, in trust, for the benefit of L. O. Patterson, and his heirs, executors, administrators, and assigns, under the terms and conditions stated in the deed from the Norwood National Bank of Greenville, as Trustee, to The South Carolina National Bank of Charleston, S. C., Trustee, dated August 25, 1929, and recorded in the office of the Register of Mesne Conveyance for Greenville County in Deed Book 147, page 442; and

WHEREAS, The South Carolina National Bank of Charleston, S. C., on or about the 5th day of January, 1932, conveyed said property to L. O. Patterson as is shown by deed recorded in the office of the Register of Mesne Conveyance for Greenville County in Deed Book 164, page 166, but said deed was signed by said bank in its individual capacity and not as Trustee; and

WHEREAS, The South Carolina National Bank of Charleston, by A. H. Small, Assistant Vice President, and A. P. Lyons, Cashier, thereafter, on October 26, 1937, conveyed said property to Socarnat Bank Corporation, as shown by deed recorded in the office of the Register of Mesne Conveyance for Greenville County in Deed Book 200, page 309, and said deed recites that the directors of the said The South Carolina National Bank of Charleston authorized and directed the President or Vice President and Cashier to execute said deed on behalf of the bank, but the same was executed on behalf of the said bank by the Assistant Vice President and Cashier and not by the President or Vice President and Cashier; and

WHEREAS, Said property is now owned by the Socarnat Bank Corporation and it is the desire of the grantor herein to clear said errors and defects and remove any question of the title to said property.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That The South Carolina National Bank of Charleston, a corporation chartered under the National Banking laws of the United States of America, and having a place of business at Greenville, in the State of South Carolina, individually and as Trustee for L. O. Patterson, and his heirs, executors, administrators, and assigns, for and in consideration of the sum of One dollar (\$1.00) 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 Socarnat Bank Corporation,

"All that certain piece, parcel, or lot of land situate, lying, and being in Greenville Township, Greenville County, State of South Carolina, being known as lots numbered 1 to 5 inclusive on plat of the said property made by R. E. Dalton, Engineer, in April, 1924, recorded in the office of the R. M. C. for Greenville County in Plat Book F at page 222, and measuring 100 feet x 100 feet situate on the southeast corner of Main and Cauble Streets approximately 141 feet southward from Broad Street, and having, collectively, according to said plat the following metes and bounds, to-wit:

"Beginning at an iron pin on the southeast corner of South Main Street and Cauble Street approximately 141 feet southward from Broad Street and running thence along South Main Street S. 20° 25' W. 100 feet to an iron pin on corner of Mrs. Maye Webb's lot; thence along her line S. 70° 30' E. 100 feet to an iron pin on line of lot number six (6) as shown on said plat; thence along line of that lot N. 20° 25' E. 101 feet to an iron pin on Cauble Street; thence along that street N. 71° 05' W. 100 feet to the beginning corner.

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 hereinabove named, and its successors and assigns forever.

And the said granting corporation does hereby bind itself and its successors and assigns to warrant and forever defend all and singular the said premises unto the grantee hereinabove named, and its successors and assigns, against itself and its successors.

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, A. R. LaCoste Vice President, and A. P. Lyons Cashier, on this the 5th day of August, in the year of our Lord one thousand nine hundred and forty-one and in the one hundred and sixty-sixth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered
in the Presence of:

M. C. Beaumont
May Martin.



THE SOUTH CAROLINA NATIONAL BANK OF
CHARLESTON, INDIVIDUALLY AND AS TRUSTEE
FOR L. O. PATTERSON AND HIS HEIRS,
EXECUTORS, ADMINISTRATORS AND ASSIGNS. (REAL)
BY: A. R. LaCoste
Vice President.
And: A. P. Lyons
Cashier

(OVER)