

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

Know all men by these presents that I, L. O. Patterson, of said County, in the State aforesaid, in consideration of the sum of ten dollars to me in hand paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged), and for other valuable considerations, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto (Mrs.) Maude Wilson Lamb the right, privilege and easement to go in and upon that certain parcel of land situate in said state and county, a short distance north of the City limits of Greenville, fronting on the north side of Ashley Avenue (being the same conveyed to me by C. J. Larsen by deed dated July 31, 1924, and recorded in the office of the Register of Mesne Conveyances for said county in Book 103, page 27), and to construct and maintain thereon a sewer line entering my property from the lot of said grantee (conveyed to her by R. O. Jones by deed dated April 17, 1941, and recorded in said Office in Book 231, page 348) at a point one hundred and thirty-eight (138) feet from the southwest corner of the lot conveyed by C. J. Larsen to John A. and Peter F. Cureton by deed recorded in said office in Book 87, at page 393 (said point, marked by an iron pin, being twenty feet westward from the northeast corner of Lot No. 3 on a revision of the plat of G. A. Schulze, dated April 10, 1925), and running thence in a southeasterly direction across the northeast corner of said lot No. 3 to an iron pin two feet inside Lot No. 4 on said revised plat, and about twenty feet from the rear line of said Lot No. 4; thence S. 3 E. parallel with the joint line of said Lots Nos. 3 and 4 and at all points two feet east of said joint line, about 142 feet to Ashley Avenue, to connect with the public sewer on said Avenue; together with the right at all times (at reasonable hours) to enter upon said premises for the purpose of inspecting, repairing and replacing said sewer line; provided, however, that said grantee, at the time of laying such sewer pipe, shall insert therein a "Y" at about the same distance from Ashley Avenue as the front line of the house now on said Lot No. 3 and shall permit said grantor and his heirs, free of cost, to connect with such pipe at that point and use the same in perpetuity in connection with any building or buildings on said Lot No. 3 or said Lot No. 4; and provided, further, that all repairs and replacements to such line shall be carried out with as little trouble and inconvenience as possible to the occupants of my said lots, and that all damage to said lots or their owners or occupants or their buildings or other property shall be made good immediately, and the premises left in as good condition as previous to such repairs and replacements; together with the right to permit D. L. Scurry, the owner of the lot adjoining and east of said grantee's lot, and his heirs and assigns to connect with such pipe at a point north of (but not on) my land, and to have the right to use said sewer on the same terms as said grantee. To have and to hold said easement unto the said grantee and her heirs and assigns forever.

Witness my hand and seal, this twenty-eighth day of July, in the year of our Lord one thousand, nine hundred and forty-one, and in the one hundred and sixty-sixth year of the independence of the United States of America. ("on condition" being changed to "provided" on 29th and 35th lines; and "both these being conditions subsequent" stricken out of 41st line before execution).

Signed, sealed and delivered in the presence of:

Nellie M. Smith

L. O. Patterson (L. S.)

J. V. Croskeys

The State of South Carolina,
County of Greenville.

Personally appeared before me Nellie M. Smith, and made oath that she saw the within named L. O. Patterson sign, seal and as his act and deed deliver the within written deed, and she, with J. V. Croskeys witnessed the execution thereof.

Sworn to before me, this 15th day of Aug. A. D. 1941.

J. V. Croskeys (L. S.)

Nellie M. Smith

Notary Public for S. C.

State of South Carolina,
County of Greenville.

For value received, I, Mrs. Andrea C. Patterson, the owner and holder of those two mortgages executed by L. O. Patterson in the amount of \$10,000.00 and \$3,000.00, dated February 28, 1935, and March 10, 1930, recorded in the R. M. C. Office for Greenville County, S. C., in Mortgages Volume 116 at page 175, and Volume 224 at page 22, do hereby release and forever discharge the within conveyed right of way from the lien of the mortgages held by me.

In Witness whereof I have hereunto set my hand and seal this 12th day of September, 1941.

In the presence of:

Paul J. Oeland

Andrea C. Patterson (L. S.)

Robt. I. Woodside