

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I, Bonnie B. Thompson

in the State aforesaid,
in consideration of the sum of
Forty-five Hundred (\$4500.00) Dollars

to me in hand paid
at and before the sealing of these presents by

Frances N. Funderburk, as Trustee

(the receipt whereof is hereby acknowledged) have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto the said
Frances N. Funderburk, as Trustee

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina.

near the corporate limits of the City of Greenville, near the Laurens Road and on the East side of Coolidge Avenue, and being known and designated as Lot No. 9 of "Glenn Grove Park" as shown by a subdivision and Plat of same made by R. E. Dalton, Engineer, in May, 1924, said Plat being of record in the R. M. C. Office for Greenville County in Plat Book "F", at Page 233, and having the following metes and bounds and courses and distances as shown by said Plat, to-wit:

Beginning at an iron pin on the East side of Coolidge Ave., joint corner of Lots 9 and 10, and running thence along the line of Lot No. 10 S. 74.12 E. 92.8 ft. to an iron pin; thence N. 47.50 E. 82.4 ft. to an iron pin at corner of Lot No. 8; thence along the line of this lot N. 74.12 W. 136.5 ft. to an iron pin in line of Coolidge Ave.; thence along the line of said Avenue S. 15.48 W. 70 ft. to the beginning corner and being the same tract of land conveyed to E. G. Webster by the Home Builders Company by their deed dated November 21, 1927, and recorded in R. M. C. Office for Greenville County in Vol. 212 at page 133; and being the same tract conveyed to the grantor herein by Edwin McT. Meares by deed dated November 20th, 1942, recorded in R. M. C. Office for Greenville County in Deed Book 249 Page 140.

IN TRUST NEVERTHELESS for the following uses and purposes, to-wit:

(1) To rent, manage and care for same and to collect all income therefrom, the net income, after payment of cost of collection, taxes, insurance and cost of up-keep, to go to her for her own use and benefit during her life time;

(2) If the said Frances N. Funderburk shall leave children surviving her at her death, her successor trustee shall make good fee simple deed to said children equally, if there be no predeceased child of Frances, leaving children; but if any child or children of Frances shall die before her death, leaving children, the successor trustee is to make good fee simple deed of the said real estate to the surviving children of Frances' and the child or children of any predeceased child or children, ^{who} shall take per stirpes, in the parent's stead, the equal share or shares such parent or parents would have taken if living;

(3) And if said Frances N. Funderburk shall die leaving no descendants surviving her, the successor trustee shall make a good fee simple deed of the said real estate equally to her brothers—John W. Norwood, Jr., Ben K. Norwood and Oliver Norwood, free of all trust, but if any of them be dead, leaving a child or children, such child or children shall take in lieu of the parent, the share such parent would have taken if he had survived the said Frances N. Funderburk;

(4) The Trustee herein shall have full power to sell and resell the property, the subject of the trust, as often as she may deem advisable, and make good and sufficient deed or deeds therefor in fee simple in said Trustee's discretion at any time, and upon such sales shall promptly re-invest the trust fund in other unencumbered real estate without accountability to any beneficiary beyond the requirements or ordinary prudence, no purchaser at such sale or sales being in any way responsible for the application of the proceeds; and there shall be no accountability of the trustee for fire loss, if in the exercise of discretion such trustee shall leave the property uninsured, or if it be insured below its value.