

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE.)

WHEREAS, Mary C. Beattie died testate on the 14th day of September, 1938, leaving of force her Last Will and Testament, dated April 21, 1931, and her codicil dated July 1, 1936, which are recorded in the Office of Probate Court for Greenville County in Will Book T, Pages 4-6 (See Apartment 395, File 16); and

WHEREAS, the said testatrix appointed the undersigned, Mary Beattie Mathews, as Executrix of said will, and the undersigned, F. F. Beattie, as Executor of said will by said codicil dated July 1, 1936; and

WHEREAS, under Item VII of said will, Mary C. Beattie provided that her said Executrix and Executor should, in their wise discretion, determine whether it was to the best interest of all the beneficiaries thereunder to divide the home place on East North Street, in the City of Greenville, S. C., in suitable dwelling lots for the use of her three sons; and

WHEREAS, the said Executrix and Executor under said will deem it impracticable to divide the said home place on East North Street into suitable dwelling lots for the said three sons of Mary C. Beattie; and

WHEREAS, by the terms of the last item of said will the said testatrix authorized and empowered her Executrix and Executor for the purpose of winding up her estate to sell any portion or all of her real estate or personal property, and said Executrix and Executor deem it necessary and advisable to sell the property hereinafter described for the purpose of winding up said estate.

NOW, THEREFORE, this conveyance is made to the grantee herein pursuant to the power and authority conferred upon us as Executrix and Executor of the will of Mary C. Beattie, deceased.

KNOW ALL MEN BY THESE PRESENTS, That we, Mary Beattie Mathews, as Executrix and F. F. Beattie, as Executor of the will of Mary C. Beattie, deceased, in consideration of the sum of Sixty Thousand and No/100 (\$60,000.00) Dollars, to us paid by the City of Greenville, South Carolina, a municipal corporation under the laws of South Carolina, 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 City of Greenville, South Carolina, its successors and assigns, forever:

All that certain piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being in the City of Greenville, Greenville Township, County and State aforesaid, on the North side of East North Street and on the South side of Elford Street, and having the following metes and bounds according to a plat thereof made by Dalton & Neves, Engineers, October, 1945 and recorded in the R.M.C. Office for Greenville County in Plat Book P, page 67, to-wit:

BEGINNING at a fence post on the North side of East North Street, corner of property of the Estate of F. W. Poe and running thence along line of said property N. 0-47 W. 187.9 feet to a stake; thence continuing along the line of property of the Estate of F. W. Poe N. 2-15 W. 321.1 feet to an iron pin; thence continuing along the line of the property of the Estate of F. W. Poe N. 42-06 E. 189.3 feet to an iron pin on the South side of Elford Street; thence along the South side of Elford Street, N. 59-09 W. 162.5 feet to a stone on the South side of Elford Street, corner of property of Hamlin Beattie; thence along the line of Hamlin Beattie S. 37-32 W. 358.4 feet to a stake; thence continuing along the line of Hamlin Beattie S. 46-28 E. 142.6 feet to a stake; thence continuing along the line of property of Hamlin Beattie S. 25-44 W. 279.75 feet to an iron pin on the North side of East North Street; thence along the