

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY

Know All Men by These Presents:

That I, E. P. Batson,

in consideration of the sum of Eight Hundred and no/100- - - - (\$800.00) - - in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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

W. Smith Batson, Jr., Trustee for M. G. Batson, his successors and assigns, all that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, about three and one-half miles north of Greenville Courthouse, designated as Lot No. 4 of the Lula Raines Hawkins land according to plat made by W. J. Riddle, September 26, 1945, and having the following metes and bounds:

BEGINNING at the corner of Cemetery lot on line of H. K. Townes land approximately 267 feet north of the P & N Railway right-of-way; thence N. 11-30 E. 63 feet to a pin on line of Florence Rollinson; thence with Florence Rollinson line N. 87-30 W. 157.4 feet to the corner of Lot No. 1; thence S. 3-30 E. 56.3 feet to a pin on corner of lot No. 2; thence with line of Lot No. 2 and Cemetery lot S. 84 E. 141.5 feet to the beginning corner.

Upon the following trust, nevertheless:

To hold legal title and manage and control same; to sell, convey and mortgage said property with written consent of M. G. Batson; pay all expenses in connection with the trust and pay over net profits to M. G. Batson. No purchaser or other person dealing with the Trustee shall be required to see to the proper application of the proceeds of any sale or mortgage of said property.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and his successors and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 1st day of May in the year of our Lord One Thousand Nine Hundred and Fifty-four.

Signed, Sealed and Delivered in the Presence of (Seal) (Seal) (Seal) (Seal) (Seal) Eugenia S. Pyle

State of South Carolina, Greenville County Personally appeared before me Eugenia S. Pyle and made oath that she saw the within named grantor(s) E. P. Batson deliver the within written deed, and that she, with C. Victor Pyle sign, seal and as his act and deed witnessed the execution thereof. Sworn to before me this 1st day of May, A. D. 19 54. Notary Public for South Carolina (Seal) Eugenia S. Pyle

State of South Carolina, Greenville County RENUNCIATION OF DOWER I, C. Victor Pyle Notary Public, do hereby certify unto all whom it may concern, that Mrs. Maggie Batson wife of the within named E. P. Batson did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto W. Smith Batson, Jr., Trustee for M. G. Batson, his successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released. GIVEN under my hand and seal this 1st day of May, A. D. 19 54. Notary Public for South Carolina (Seal) Recorded this 13th day of May 19 54, at 10:18 A.M., No. #10695 153-1-16C