

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that I, E. P. HUNT

in consideration of Five and No/100ths (\$5.00) - - - - - Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto W. R. Woods, the grantee herein, as Trustee, his successors and assigns,

All that certain piece, parcel or lot of land situate, lying and being in Oneal Township, Greenville County, State of South Carolina, near Greer, South Carolina shown on a plat of property of Ed P. Hunt, prepared by C. O. Riddle, June 1961, recorded in the R.M.C. Office for Greenville County in Plat Book "ZZ" at page 3, the same consisting of Lots # 1 through # 23, and the property shown as Blue View Drive running from S.C. Highway #415 to a County Road, said lots and road having the courses and distances shown on said plat. This being a portion of the property conveyed to the grantor by deed of F. B. Duncan recorded in the R.M.C. Office for Greenville County in Deed Book 585 at page 493.

The aforesaid property is conveyed to the grantee as trustee for the grantor and his wife, Bonnie B. Hunt, and conveyed in trust for the several uses, intents and purposes hereinafter set forth, to-wit:

(1) In trust to manage and control said property, and to do any and all things necessary and incidental to the sale and transfer of said lots to purchasers; and to convey said Blue View Drive to the County of Greenville as a public road.

(2) In trust to collect the purchase money from the sale of said lots either in cash or by time payment (to include sales on time contract or by way of purchase money mortgage), and from the proceeds of said sales to develop the property, to pay all taxes due or to become due thereon, to pay for improvements thereto (such as, roads, etc.), to pay any outstanding mortgages existing on said property at the time of this conveyance, including interest now or hereafter payable, to pay any assessments which may be hereafter imposed upon said property, and to pay any other necessary expenses incident thereto.

(3) In trust to sell and convey any lots or portions thereof which he deems best in order to carry out the purposes and objects of this trust, which is to provide for the orderly development and sale of said property as lots or portions thereof, and it is expressly provided herein that any purchaser from said trustee shall not be liable for the proper application of any funds or proceeds paid to said trustee.

(4) In trust to execute any and all deeds appropriate for the conveyance of said lots or portions thereof, and also with authority to execute any mortgages upon any or all the property hereinabove described from time (turn over on back)

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 21st day of August, 1961.

SIGNED, sealed and delivered in the presence of:

E. P. Hunt (SEAL)

_____ (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)'s act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 21st day of August, 1961.

William H. ... (SEAL) Judy M. Hull

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 21st day of August, 1961.

William H. ... (SEAL) Bonnie B. Hunt

Notary Public for South Carolina

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RECORDED this _____ day of _____ 19____, at _____ M., No. _____