

WCA 1000 PAR 299

in Article VI one time up to the amount of Ten Thousand and No/100 (\$10,000.00) Dollars. For this purpose, the Trustee shall have the power to sign a note and mortgage.

(3) The Trustee shall direct its concentrated efforts to the end of bringing about sales of the subject property.

ARTICLE III.

In consideration of the Trustee's efforts, the Settlers agree to pay to the Trustee a commission equal to eight (8%) per cent of the gross sales price of each sale. The balance of the gross sales price shall be disbursed for the Settlor's portion of the expenses of sale and then to the Settlers in their respective interests.

ARTICLE IV.

The Settlers agree to guarantee and secure good, marketable fee simple title for the Trustee and prospective purchasers.

ARTICLE V.

This Trust Agreement shall extend for a period of three (3) years from date with right of renewal for subsequent terms subject to the consent of the parties.

ARTICLE VI.

The Trust property hereinabove referred to is as follows:

ALL that certain piece, parcel or tract of land lying and being situate in the County of Greenville, State of South Carolina, and containing 118.95 acres as is shown on a plat entitled Property of Frennie Stewart Coleman Estate prepared by C. O. Riddle, R.L.S. in November, 1972 and revised on September 18, 1973, which plat shows the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of McCarter Road and running thence along the center of McCarter Road S. 6-29 W. 9957 feet to an iron pin; thence S. 3-19 W. 396 feet to an iron pin; thence leaving said McCarter Road