(Comm. Seal)

State of South Carolina,

COUNTY OF GREENVILLE.

Whereas, James P. Boyce, late of the County of Greenville and State of South Carolina, departed this life leaving of full force and effect his last will and testament, which was executed in accordance with the laws of the State of Kentucky, in which State he resided at the time of his death, but which by reason of the fact that it had only two attesting witnesses, was insufficient to pass the title to the land in the State of South Carolina; and

Whereas, the said James P. Boyce left surviving him as his heirs at law and distributees, his widow (who thereafter died intestate and without having remarried, leaving as her sole heirs at law her three daughters who hereinafter named) and his three daughters, Frances W. Boyce, Lucy G. Boyce and Elizabeth F. Boyce, are now the sole owners of the lands hereinafter described, which are portions of the lands of which the said James P. Boyce and owners of the land bossessed in fee simple at the time of his death; and

Whereas, the said Frances W. Boyce and Lucy G. Boyce executed and delivered unto the said Elizabeth F. Boyce a certain power of attorney bearing date

November 10th, 1903, and duly recorded in the office of the Register of Mesne Conveyances for Greenville County, South Carolina, in Book "HHHI" of Deeds at page 775, authorizing and empowering the said Elizabeth F. Boyce, for and on behalf of the said Frances W. Boyce and Lucy G. Boyce, to sell and in their names to convey by deed in parcels the land above referred to; and

Whereas, on the 6th day of September, 1907, the said Elizabeth F. Boyce, et al, conveyed the premises above mentioned, including the lot herein described to Joseph A. McCullough, et al, which deed is recorded in Book "YYY" at page 445 and 446; and

Whereas, on the 20th day of September, 1907, Joseph A. McCullough, and others conveyed in trust the said property to T. F. Hunt as Trustee, which deed is recorded in R. M. C., office for said County and State, Book PPP, page 140. Reference to which is hereby craved.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That I, T. F. Hunt as Trustee, for and in consideration of the sum of Three hundred and forty-two to me in hand paid, at and before the sealing of these presents by... Charlotte R. Smith

(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 Charlotte R. Smith

All that certain piece, parcel or lot of land situate lying and being in the City of Greenville and County of Greenville and being a portion of Boyce's addition to Greenville and having the following meter and bounds according to a plat thereof now recorded in the office of Register Mesne Conveyances for County of Greenville, State of South Carolina in Plat Book "A" at page 176, to-wit: Commencing at an iron pin on North side of Pettigrue Street joint corner of Lots No.4 and 5; thence N. 15° O'W. along joint lines of said lots One hundred and twenty-six feet one inch to iron pin on a 10 foot alley; thence N. 76° 45' E. along said alley Sixty-xix feet eight inches to an iron pin joint corner lots No. 5 and 6; thence S. 15° 0' E. along joint lines of said lots One hundred twenty-six feet one inch to an iron pin on Pettigrue Street; themce S. 76° 45' W. along Pettigrue Street sixty-six feet eight inches to an iron pin the beginning. Survey J.T. Lawrence, revised Jan, 22, 1908.

Upon condition however which is a part of the consideration of this deed that the purchaser

nor his grantee or grantees heirs or assigns \$1500. complete nor within fifteen feet from which condition is hereby declared to be a	n line of side walk abutting s	said property.
the state of the s		
TOGETHER with all and singular the Rights, Members, Hereditamen	its and Appurtenances to the said Premises be	longing, in any wise incident or
appertaining. TO HAVE AND TO HOLD all and singular the Premises before me Charlotte R. Smith.	ntioned unto the said	Train and Anima familia
And I, T. F. Hunt, as Trustee, do hereby bind myself, my successors, heirs,		
said Premises unto the said Cherlotte R. Smith, he	er	
Heirs and Assigns, against myself and my Heirs, Successors and Assigns, an part thereof.		
WITNESS my hand and seal, this 29"	day ofOctober	in the year of our Lord,
witness my hand and seal, this 29" one thousand, nine hundred eight and in the of the United States of America. Signed, Sealed and Delivered in the Presence of	one bundred and 32nd,	year of the Independence
Harriet E. Stewart,	T.F. Hunt, Tr	ustee (SEAL)
T.E. McCullough,		ACTAT Y
		(SEAD)
STATE OF SOUTH CAROLINA,	and the second of the second o	ارزی از میشوند به مستقدی دانش به این
Greenville County.		
PERSONALLY appeared before me. Herriet E. S	Stewart	and made oath that she
saw the within named T. F. Hunt, as Trustee, sign, scal and as his ac		
T.E. McCullough	witnessed the execution thereof.	
SWORN to before me this 29th,	ctory.)	
October A D 1008	Harr	iet E. Stewart
of October A. D., 1908 T.E. McCullough (SE Notary Public for S. C.	ATA	
Notary Public for S. C.		경화 회의 회원 이 사는 그 경상
irtri Si etugelurbia.		ر از در از از از از از از در در از
SAARE OF SOURF CAROTINA,		
County-of-Greenville.	그런 그는 그 없는 그 없는 그 그렇다 하다	
I, Elizabeth F. Boyce, in my own right and as attorney in fact for Charlotte E. Smith, her heirs and assigns forever the within described land from the lien of a certain		
heirs and assigns forever the within described land from the lien of a certai of September, 1907, and recorded in R. M. C. office for Greenville County and	n mortgage executed to me by Joseph A. McCullo	ugh and others, dated the 6th day
Witness my hand and seal this sixth		1908
	Elizabeth F. Boyce,	
Signed, Sealed and Delivered in the Presence of John E. Taylor,	Errances W. Boyce,	
Arthur B. Walker, By the	Frances W. Boyce,	(SEAL) (SEAL)
Aronar B. Weiker, By the	eir Atty. in fact Elizabeth F.	Boxce.
PERSONALLY comes John E. Taylor oath savs that he saw the above named Elizabeth F. Boyce, sign, seal and Arthur B. Walker	deliver the above release, for the purposes the	rein named, and that he with
witnessed the execution thereof.		
SWORN to before me this	John E. Taylo	
day of November 1908		
A.S. Taylor (SEA Commissioner for South Caroling. 7th	L)	
(Commerced for November 7th,	1908	

State of South Carolina,

COUNTY OF GREENVILLE.

witnessed the execution thereof.

A.S. Taylor

(Comm. Seal)

SWORN to before me this 22nd,

Commissioner for South Carolina.

October 190 8

Whereas, James P. Boyce, late of the County of Greenville and State of South Carolina, departed this life leaving of full force and effect his last will and testament, which was executed in accordance with the laws of the State of Kentucky, in which State he resided at the time of his death, but which by reason of the fact that it had only two attesting witnesses, was insufficient to pass the title to the land in the State of South Carolina; and

Whereas, the said James P. Boyce left surviving him as his heirs at law and distributees, his widow (who thereafter died intestate and without having remarried, leaving as her sole heirs at law her three daughters who hereinafter named) and his three daughters, Frances W. Boyce, Lucy G. Boyce and sole owners of the lands hereinafter described, which are portions of the lands of which the said James P. Boyce was seized and possessed in fee simple at the time of his death; and

Whereas, the said Frances W. Boyce and Lucy G. Boyce executed and delivered unto the said Elizabeth F. Boyce a certain power of atterney bearing date November 10th, 1903, and duly recorded in the office of the Register of Mesne Conveyances for Greenville County, South Carolina, in Book "HHH" of Deeds at page 775, authorizing and empowering the said Elizabeth F. Boyce, for and on behalf of the said Frances W. Boyce and Lucy G. Boyce, to sell and in their names to convey by deed in parcels the land above referred to; and

Whereas, on the 6th day of September, 1907, the said Elizabeth F. Boyce, et al, conveyed the premises above mentioned, including the lot herein described to Joseph A. McCullough, et al, which deed is recorded in Book "YYY" at page 445 and 446; and

Whereas, on the 20th day of September, 1907, Joseph A. McCullough, and others conveyed in trust the said property to T. F. Hunt as Trustee, which deed is recorded in R. M. C., office for said County and State, Book PPP, page 140. Reference to which is hereby craved.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, That I, T. F. Hunt as Trustee, for and in consideration of the sum

Eight hundred and sixty-five to me in hand paid, at and before the sealing of these presents by... John H. Spencer

(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 John H. Spencer

All that certain piece, parcel or lot of land situate lying and being in the City of Greenville and County of Greenville and being a portion of Boyce's addition to Greenville and having the following metes and bounds according to a plat thereof now recorded in the office of Register Mesne Conveyances for County of Greenville, State of South Carolina in Plat Book "A" at page 178 to-wit: Commencing at an iron pin on South side of North Street joint corner of Lots No. 1 & 2,; thence S. 15° 0' E. along lines of said lots One hundred twenty-six feet one inch to an iron pin on a 10 feet alley; thence N. 76° 45' E. along said Alley sixty-six feet eight inches to an iron pin joint corner of lots No. 2 & 3; thence along lines of said lots N. 15° 0' W. One hundred twenty -six feet one inch to iron pin on North Street; thence S. 76° 45' W. along North Street sixty-six feet eight inches to iron pin the beginning. it is agreed and understood when this deed is made the City has cut off six inches, more or less from front of said lot to straighten Street line to place cement side-walk

Hat.anii*
กทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุกการทุก
pon condition however which is a part of the consideration of this deed that the purchaser nor
is grantee or grantees, heirs or assigns shall not erect a building costing less than \$1500.
omplete nor within fifteen feet from line of side walk abutting said property, which
ondition is hereby declared to be a condition subsequent.
OUGITION IS VELEDA GEGINLEG TO BE R COUMITION PROPAGARAGE.
and known as lot No. TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, in any wise incident or ppertaining. TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said John H. Spencer, his Heirs and Assigns forever.
And I, T. F. Hunt, as Trustee, do hereby bind myself, my successors, heirs, executors and administrators to warrant and forever defend all and singular the
John H. Spencer, his John H. Spencer, his Heirs and Assigns, against myself and my Heirs, Successors and Assigns, and a gainst every person whomsoever lawfully claiming or to claim the same, or any
John H. Spencer, 1118
AUTINESS my band and seal this 15th, day of October in the year of our Lord,
one thousand nine hundred 61ght and in the one hundred and 22nd, year of the Independence
of the United States of America. Signed, Sealed and Delivered in the Presence of
Iarriet E. Stewart, T.F. Hunt, Trustee (SEAL) Iiriam Rowland (SEAL)
Iriam Rowland (SEAL)
Grandial Carolina,
PERSONALLY appeared before mc
aw the within named T. F. Hunt, as Trustee, sign, seal and as his act and deed, deliver the within deed, and that she, with
within named T. F. Frunt, as Trustee, sign, sear and as his act and deed, deliver the wealth deed, and that sie, with
가게 되고 있었다. 그는 것이라는 무료를 그 사람들은 모든 그는 그는 이번 가 고 있는 것이다. 그는 그를 모든 것이다. 그를 모든 것이다.
WORN to before me this
of October A. D., 19. 08 } Herriet E. Stewart
of October A. D., 19 OS T-E: McCullough (SEAL) Notary Public for S. C.
Notary Public for S. C.
Astrict of Columbia.
NAPEOF SOUTH_GARODENA,
County of Greenville.
I, Elizabeth F. Boyce, in my own right and as attorney in fact for Frances W. Boyce and Lucy G. Boyce, for value received hereby release unto John H. Spencer
neirs and assigns forever the within described land from the lien of a certain mortgage executed to me by Joseph A. McCullough and others, dated the 6th day of September, 1907, and recorded in R. M. C. office for Greenville County and State aforesaid, book XX, page 331.
Witness my hand and seal this 22nd, day of 0000000 1908
Cool)
igned, Sealed and Delivered in the Presence of SEAL)
signed, Sealed and Delivered in the Presence of Frances W. Boyce, (SEal) John E. Taylor (SEal) By their Atty. in fact Elizabeth F. Boyce.
B. Clarkson. By their Atty. in fact Elizabeth F. Boyce.
PERSONALLY comes John E. Taylor , who upon
PERSONALLY comes
L.B. Clarkson

(SEAL.)

November 11th,

John E. Taylor