

TITLE TO REAL ESTATE—Love, Thornton, Arnold & Thomason, Lawyers Building, Greenville, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 22 2 23 PM 1965

OLLIE F. WORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that **Charles H. Cely**.

in consideration of **ONE AND NO/100THS - - - - - Dollars,**
(\$1.00) AND THE PREMISES
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto **Charles H. Cely, as Trustee, his successors and assigns**

All that certain lot of land on the western side of Melville Avenue, in the City of Greenville, being shown as Lot No. 7 on plat of the Calhoun property and being more particularly described, according to said plat, as follows:

BEGINNING at an iron pin on the western side of Melville Avenue at the joint corner of Lots 7 and 8 and running thence with the western side of Melville Avenue, N. 17-47 E. 70 feet to an iron pin; thence N. 72-13 W. 267.4 feet to an iron pin; thence S. 27-11 W. 4.6 feet to an iron pin; thence S. 6-07 E. 73.1 feet to an iron pin at corner of Lot 8, now owned by Charles H. Cely; thence with the line of said lot, S. 72-13 E. 239 feet to an iron pin on Melville Avenue, the point of beginning.

Being the same property conveyed to the grantor by deed recorded in Deed Book 482 at page 54.

IN TRUST NEVERTHELESS for the following uses and purposes: to hold, manage and control said property upon such terms as the Trustee deems best, in his absolute discretion, with full power to borrow money and to secure its payment by mortgage or other encumbrance, for any purpose and with full power to refinance any loan as often as he deems necessary, in his absolute discretion, and after the payment of all costs, including taxes, insurance, repairs and maintenance and any improvements to pay over the net proceeds to B. C. Cely, C. H. Cely, J. V. Cely and R. E. Cely.

This property has been held by the grantor under the foregoing trust and it is the purpose of this deed to so declare.

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, successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs, 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 **12** day of **April** 19 **65**.

SIGNED, sealed and delivered in the presence of:

[Signatures] _____ (SEAL)
_____ (SEAL)
_____ (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORN to before me this **12** day of **April** 19 **65**.

Notary Public for South Carolina

[Signature] _____ (SEAL)

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, 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

12 day of **April** 19 **65**.
[Signature] _____ (SEAL)
Notary Public for South Carolina.

[Signature] _____

RECORDED this **22nd** day of **April** 19 **65**, at **2:23** P. M., No. **29384**

519-216-1-2.3 (1452)