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STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS that I, GEORGE L. GUEST (hereinafter referred to as "Grantor"), in consideration of the sum of One and no/100 Dollars (\$1.00) and love and affection for my nephews, GEORGE W. BARNETT and JAMES E. BARNETT, the Grantees herein, the receipt of which consideration is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said GEORGE W. BARNETT and JAMES E. BARNETT, their heirs and assigns forever, but subject to the life estate and power hereinafter reserved, the following described property:

> All those certain pieces, parcels or tracts of land in Bates Township, Greenville County, State of South Carolina, containing 35.5 acres, more or less, being shown and designated as Tracts Nos. 3 and 4 as shown on plat of Mrs. S. A. Guest, deceased, prepared by W. P. Morrow in March 1954, and being more particularly described in the aggregate according to said plat as follows:

BEGINNING at an iron pin in the intersection of the New and Old Pumpkintown Road and running thence with the Old Pumpkintown Road, the following courses and distances, to-wit: N. 21 W. 391 feet, N. 49-30 W. 280 feet, N. 44-30 W. 396 feet, N. 45-30 W. 264 feet, N. 59 W. 189 feet, N. 85 W. 198 feet, S. 42 W. 231 feet; thence along a deep gulley, S. 67-30 W. 400 feet, N. 88-30 W. 346 feet, S. 88-40 W. 260 feet, S. 84-10 W. 200 feet, S. 71-03 W. 200 feet, S. 78-30 W. 170 feet, and S. 89-40 W. 143 feet to a point in the intersection of Old and New Pumpkintown Road; thence in a Southerly direction to the center of the New Pumpkintown Road; thence with said road, N. 82-20 E. 203 feet, more or less; thence S. 82-20 E. 550 feet, S. 74-30 E. 1300 feet; thence in an Easterly direction 174 feet; thence S. 80 E. 904 feet to the point of beginning, and being the same property conveyed to the Grantor herein by Deed of Jessie B. Barnett and Frances Barnett Buckanan, as Trustees under the Last Will and Testament of Lillie G. Barnett, deceased, and Anna Guest Cecil, recorded September 3, 1954 in Deed Book 507, page 303.

RESERVING unto the Grantor herein a life estate in and to said property and also reserving unto the Grantor herein during his lifetime, the power to convey a fee-simple absolute title, or any other lesser estate, in and to any portion or all of the aforesaid property provided that any such conveyance by the Grantor pursuant to said power shall be by a Deed duly signed by the Grantor, witnessed by two witnesses, probated and recorded in the Greenville County R.M.C. Office during the lifetime of the Grantor.

TOGETHER WITH all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said GEORGE W. BARNETT and JAMES E. BARNETT, their heirs and assigns forever, but subject to the life estate and power hereinabove described.

AND, I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said GEORGE W. BARNETT and JAMES E. BARNETT, their heirs and assigns againse me and my heirs and every other person whomsoever lawfully claiming or to claim the same or any part thereof, subject to the life estate and power hereinabove described.

WITNESS my hand and seal this 29th day of March, in the year of our Lord, One Thousand Nine Hundred and Seventy-Nine.

求 Signed, sealed & delivered in the presence of: