

1 Book 81  
STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

NO S.C.  
1981  
WALKER

1149-382

I, KATHARINE BUSH EDWARDS WYMAN  
KNOW ALL MEN BY THESE PRESENTS, that (formerly Katharine Bush Edwards), individually and as Executrix of the estate of Thomas W. Edwards, deceased (hereinafter referred to as Grantor)

in consideration of ELEVEN THOUSAND NINE HUNDRED AND NO/100 (\$11,900.00)----- Dollars, and love and affection for Thomas W. Edwards, Jr.

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto THOMAS W. EDWARDS, JR. (hereinafter referred to as Grantee), his heirs and assigns forever, (1) an undivided ONE TENTH (1/10) interest in and to the herein described property and (2) a remainder interest in and to the remaining NINE TENTHS (9/10) interest in and to the herein described property, subject only to the Grantor's right to convey by sale all or any part of the NINE TENTHS interest, in fee simple provided the interest is sold to a purchaser who pays the current fair market value for the real estate conveyed. Grantor agrees that any liens or encumbrances on the property which she has created or which arise during her lifetime or as of her death will be paid by her estate. Upon the death of Katharine Bush Edwards Wyman any and all of the remaining unsold portion of the 9/10 undivided interest described above in the herein described property will be solely owned by Thomas W. Edwards, Jr., his heirs and assigns forever absolutely and in fee simple title free and clear of all liens and encumbrances including those created at and after the death of Katharine Bush Edwards Wyman. The parties covenant that, as long as either of the original parties to this deed (Katharine Bush Edwards Wyman and Thomas W. Edwards, Jr. ) owns an interest in the property, these parties, their heirs, successors, and assigns cannot bring any partition action of the property without the written consent of all living original parties who at the time of the proposed partition own an interest in said property. The subject property is described as follows:

IN LAURENS COUNTY (MC)  
All that certain piece, parcel or tract of land situate, lying and being partially in Greenville County and partially in Laurens County, South Carolina and partially within and partially outside the town limits of Fountain Inn, said tract containing a total of 96.24 acres and having the metes and bounds according to plat entitled "Property of Thomas W. Edwards" dated July 19, 1980, prepared by T.H. Walker, Jr. Registered Land Surveyor said plat being recorded in the R.M.C. Office for Greenville County in Plat Book 8I at page 27 and in the Office of the Clerk of Court for Laurens County, South Carolina, in Plat Book 42 at page 108.

(continued 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 3<sup>rd</sup> day of June 19 81 Estate of Thomas W. Edwards Individually & As Executrix

SIGNED, sealed and delivered in the presence of:

Walter R. Boone  
Nathaniel LaGrone  
(formerly)

Katharine Bush Edwards Wyman (SEAL)  
KATHARINE BUSH EDWARDS WYMAN \* (SEAL)  
Katharine Bush Edwards (SEAL)  
KATHARINE BUSH EDWARDS \* (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 3<sup>rd</sup> day of June 19 81

Nathaniel LaGrone (SEAL)  
Notary Public for South Carolina.

Walter R. Boone

My commission expires April 8, 1987  
My Commission Expires April 8, 1987

STATE OF SOUTH CAROLINA  
COUNTY OF

~~XXXXXXXXXXXX~~ DOWER NOT NECESSARY

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 singular the premises within mentioned and released.

GIVEN under my hand and seal this  
day of 19

Notary Public for South Carolina.

My commission expires

(CONTINUED ON NEXT PAGE)

RECORDED this day of 19, at M, No  
\*(individually and as Executrix of the Estate of Thomas W. Edwards, Deceased)

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