

THE STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That

a corporation chartered under the laws of the State of ... and having its principal place of business at ... in the State of ... for and in consideration of the sum of ... DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee ... hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

State of South Carolina, County of Greenville.

Whereas, on January 2, 1920, E.G. Mallard, Sr., conveyed unto Citizens Trust Company the land hereinafter described as security for the payment of the sum of \$18,000.00, with interest, and in trust, to convey to Southeastern Farm Implement Company, upon payment of said debt, or upon default, to sell and apply the proceeds to the payment of said debt, and, Whereas, said debt being past due, John A. Hudgens, as endorser, has been called upon to pay the same, and Southeastern Farm Implement Company has acknowledged in writing said debt, and has directed that conveyance to be made to John A. Hudgens upon payment by him of the consideration herein named, being the full amount of said debt, with interest,

Know all men by these presents that Citizens Trust Company, as Trustee, a corporation chartered under the laws of the State of South Carolina, and having its principal place of business at Greenville, in the State of South Carolina, for and in consideration of the sum of Twenty-one thousand one hundred fifty-two Dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto John A. Hudgens, All that lot of land situate on the East side of River Street and on the West side of Reedy River, and described as follows:

Beginning at a point of intersection of River and Cagle Streets, and runs thence in a northerly direction along River Street, 104 feet to a point practically mid-way between the side track and spur track of C. & W.C. R.R.; thence in an Easterly direction 71.8 feet to a point 94 feet, 6 inches, from Cagle Street; thence in a Southerly direction 94 feet and 6 inches to a point on Cagle Street which is 70 feet from River Street; thence along Cagle Street in a westerly direction 70 feet to the beginning corner, being known and designated as Lot No. 8 on plat of property of E.G. Mallard made by Hunter on June 5, 1919.

State of South Carolina, County of Greenville.

Whereas, on January 2, 1920, E.G. Mallard, Sr., at the request of Southeastern Farm and Implement Company, conveyed unto Citizens Trust Company a certain lot of land on the East side of River Street, Greenville, S.C., more particularly described in deed recorded in the R.M.C. Office for Greenville County, in Deed Book 46, page 102, in trust to hold the same as security for the repayment to Citizens Trust Company of the sum of Eighteen Thousand (\$18,000.00) Dollars, with interest, which sum, at the request of Southeastern Farm Implement Company, was paid by the Citizens Trust Company to E.G. Mallard, Sr., on account of the purchase price of said lot, and for which sum Southeastern Farm Implement Company executed its note to Citizens Trust Company, with the endorsement of John A. Hudgens and others, and Whereas, said deed provided that if the indebtedness represented by said note was not paid at maturity, Citizens Trust Company should have the right to sell and convey said property and to apply the proceeds on said indebtedness, and Whereas, said note became due on January 2, 1921, and was extended for six months thereafter, and is now long since past due, and the Southeastern Farm and Implement Company has been and is now unable to pay the same, and demand has been made upon John A. Hudgens as endorser of said note;

Now, therefore, Southeastern Farm Implement Company does hereby acknowledge that it is indebted to Citizens Trust Company in the principal sum of Eighteen Thousand (\$18,000.00) Dollars, with three thousand one hundred fifty-two (\$3152.00) Dollars interest thereon, amounting in the aggregate to Twenty-one thousand one hundred fifty-two Dollars, and does hereby authorize and direct Citizens Trust Company, upon payment to it of Twenty-one thousand one hundred fifty-two Dollars by John A. Hudgens, to convey said property to said John A. Hudgens, in fee simple, free from any claim or claims on the part of the said Southeastern Farm Implement Company.

In witness whereof, said Southeastern Farm Implement Company has caused this instrument to be sealed with its corporate seal and signed by its duly authorized officers, this 3rd day of May 1923:

In the presence of: L.A. Stuart, V.L. Hamilton, Southeastern Farm Imp. Co., By C.C. Hindman, Vice-President and J.C. Shearer, Secretary.

State of South Carolina, County of Greenville.

Personally appeared before me L.A. Stuart and made oath that he saw C.C. Hindman, as Vice President and J.C. Shearer, as Secretary of Southeastern Farm Imp. Co., a corporation chartered under the laws of the State of South Carolina sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written instrument, and that he, with V.L. Hamilton, witnessed the execution thereof.

Sworn to before me this 3rd day of May, 1923. W.S. Bradley (I.R.S.) Notary Public for South Carolina

L.A. Stuart

See Deed Instrument (of Note) to this deed. See Deed Book 153, page 563.



TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining. TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the grantee ... hereinafter named, and his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee ... Hereinafter named, and his heirs and assigns, against itself and its successors,

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers

on this the 3rd day of May in the year of our Lord one thousand nine hundred and twenty-three and in the one hundred and forty-seventh year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of E.L. Hughes, Jr., D.H. Mims, Citizens Trust Company, as Trustee, A.D.L. Barksdale, Vice-Pres., and Rudolf Anderson, Secretary

Revenue Stamps Cancelled, \$21 and 50 cents.

S.C. Stamps \$21.50

STATE OF SOUTH CAROLINA, County of Greenville

PERSONALLY appeared before me E.L. Hughes, Jr., and made oath that he saw A.D.L. Barksdale, Vice Pres., Rudolf Anderson, as Secretary

of Citizens Trust Company a corporation chartered under the laws of the State of South Carolina

sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that he with D.H. Mims witnessed the execution thereof.

SWORN to before me, this 3rd day of May A.D. 1923. E.L. Hughes, Jr.

A.C. Mann Notary Public for South Carolina

Recorded May 12th, 1923

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