

State of South Carolina,  
County of Greenville.

Know all men by these presents, that I, J. G. Wright, in the State aforesaid in consideration of the sum of three dollars to me in hand paid at and before the sealing of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged) and for other good and valuable considerations, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto W. R. Hale, Jr., as trustee for his wife and children, all that certain parcel or lot of land situate in Greenville Township, County and State aforesaid, known and designated as lot No. eighty five (85) of the Augusta Circle subdivision, as it is shown by plat recorded in the office of R. M. C. of Greenville County, in Plat Book "F", at page 23, and according to said plat described as follows:

Beginning at an iron pin on West side of Tommassee Avenue joint corner of lot 84-85 and running thence along joint line of said lots N. 71° 35' W. 150 feet to an iron pin; thence along joint line of lots 85 and 98 N. 21° 35' E fifty feet to an iron pin; thence along joint lines of lots 85 and 86 S. 71° 35' E. 150 feet to an iron pin on West side of Tommassee Avenue; thence along side of said avenue S. 21° 35' W. 50 feet to the beginning point.

This is the same lot conveyed by me to said W. R. Hale, Jr., Trustee, by deed dated April 30, 1930, and recorded in said office in Deed Book 114, at page 462. At the time said deed was executed said W. R. Hale, Jr., agreed to reconvey said lot to me if I should comply with certain conditions. I have failed to comply and find it will be impossible for me to comply with those conditions. I, therefore, execute this deed in full and final settlement of the entire transaction.

It was agreed at the time I executed said former deed, and it is now agreed that the mortgage given by me to said W. R. Hale, Jr., Trustee, dated November 23, 1928, and recorded in said office in Mortgage Book 205, at page 96, should not merely right the title but should remain in full force in order to protect said W. R. Hale, Jr., as Trustee, against intervening encumbrances, if any.

The above described land is the same conveyed to me by Frank Ferguson, on November 24, 1928, by deed recorded in office of Register of Mesne Conveyances for Greenville County, South Carolina, in Book 133, page 48.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in any wise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the said grantee and his successors and assigns forever, upon the same trusts and limitations and with all the powers and discretion set forth in a declaration of trust signed by said W. R. Hale, Jr., dated September 24, 1927, and recorded in said office on September 26, 1927, in Deed Book 141, at page 376.

And I do hereby bind myself and my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said grantee, and his successors and assigns, against myself and my heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness my hand and seal this 30th day of December in the year of our Lord one thousand, nine hundred and thirty one and in the one hundred and fifty fifth year of the Independence of the United States of America.

Signed, sealed and delivered J. G. Wright. (L. S.)  
in the presence of:

C. M. Harling.  
F. R. Nash.

State of South Carolina,  
County of Greenville.

Personally appeared before me F. R. Nash, and made oath that he saw the within named J. G. Wright sign, seal and as his act and deed deliver the within written deed, and that he with C. M. Harling witnessed the execution thereof.

Sworn to before me this 30th day of December A.D. 1931.

C. M. Harling. (L. S.) F. R. Nash.

Notary Public for South Carolina.

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