

TITLE TO REAL ESTATE

The State of South Carolina, }
COUNTY OF GREENVILLE.

Whereas, W. P. Gresham died a number of years ago leaving a will by the terms of which his property went to his widow, Carrie E. Gresham, for life and at death to his ten children (See Apt. 101, File 15 in the Office of the Probate Court for Greenville County). The said Carrie E. Gresham has since departed this life. Leila O. Green, one of the beneficiaries under the will of W. P. Gresham has recently departed this life testate providing by her will for a division of her property among her children, of which Sherrill H. Green is one (See Apt. 418, File 15 for the will of said Leila O. Green). Prior to her death the said Leila O. Green acquired the interest in the W. P. Gresham estate of Levi A. Gresham and at the time of her death thus owned two interests or shares therein. NOW it is desired to dispose of what remains of the estate of W. P. Gresham and in order to do so it is thought desirable for each and every heir or beneficiary thereof to convey his or her interest to J. O. Gresham, William Frank Gresham and Perry N. Gresham, as Trustees:

KNOW ALL MEN BY THESE PRESENTS, That I, Sherrill H. Greene

in the State aforesaid

in consideration of the sum of One (\$10.00) Dollar and the premises

XXXXXXXXXX

to me in hand paid, at and before the sealing of these presents by J. O. Gresham, William Frank Gresham and Perry N. Gresham

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain sell and release, unto the said J. O. Gresham, William Frank Gresham and Perry N. Gresham, as Trustees all my right, title and interest of every nature and kind in and to all of the lands of Estates of W. P. Gresham, deceased, at the time of his death and not heretofore disposed of, wherever the same may be situate, and especially the lands and properties as follows, to-wit:

"A lot of land on the north side of West Curtis St., at the North Maple Street corner in the Town of Simpsonville, County and State aforesaid, with a residence located thereon and known as the Old Gresham Home Place. Said lot is bounded on the north by property of the Simpsonville Oil Mill, on the east by E. H. Gresham, on the south by West Curtis Street and on the west by North Maple Street.

"Another lot in said County and State directly across Maple Street from the above described property, and bounded on the north by A. M. Smith, on the East by North Maple Street, on the south by West Curtis Street, and on the west by the O. H. Garrison property -- less however, a small lot in the West Curtis Street- North Maple Street corner now owned by Mrs. Montiel Smith.

"Also another lot in the town of Simpsonville, County and State aforesaid, on the west side of North Maple Street, bounded on the north by W. F. Gresham, on the east by North Maple Street, on the south by A. M. Smith and on the west by the Old Greenville-Laurens Road.

"Also another lot in said County and State on the east side of South Main St. in the Town of Simpsonville bounded on the north by L. R. Richardson (American Cafe), on the east by B. W. Burdette, on the south by J. M. Griffin, and on the west by South Main Street.

"Also a farm in said County and State, just north of the town of Simpsonville on the George League Road, containing 55 acres, more or less, and bounded by lands of P. N. Gresham, W. H. Bozeman, Jr., the D. W. Burdette Estate, S. A. Curry, Carrie L. Sloan, J. O. Gresham and other."

All other heirs, beneficiaries and claimants to the aforementioned property and estate have joined in a single deed to the same grantees and reference is here specifically made to that deed for a more detailed history of the various interests in the said estate.

The properties and lands and interests therein, heretofore described, are conveyed to the said J. O. Gresham, William Frank Gresham and Perry N. Gresham, as Trustees, their successors and assigns forever, for the following uses and purposes, to-wit:

- 1. To take possession of the said property, keep the same rented as best they can and maintain it in as good condition as possible pending a sale thereof.
- 2. Sell and convey by deeds in fee simple any and all of the said property as a whole or in lots or parcels, as they may think best, such sale to be either private or at public auction, as they may see fit, at such price or prices and on such terms and conditions as they may think wise.
- 3. Disburse the funds derived as income or from a sale or sales among the parties at interest in proportion to their several interests, rights and holdings.

It is to be understood, however, that it shall not be the duty of any purchaser or purchasers of the aforementioned property or any part thereof to see that the Trustees perform their duties in the matter of disbursing the funds derived as income or from sale of the said property.