

TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,
GREENVILLE COUNTY.

KNOW ALL MEN BY THESE PRESENTS, That, I. D. B. Tripp in consideration of the sum of thirty-five hundred dollars, receipt whereof is hereby acknowledged, have granted, bargained and sold and conveyed unto Theron E. Barton, W. Morris Barton and J. Z. Rearden;

All merchantable timber on a 306-acre tract of land recently purchased by D. B. Tripp from Henry Ballard, in Highland Township, Greenville County, South Carolina, except the locust timber, which is expressly reserved. The pine timber hereby conveyed is to measure not less than 6 inches in diameter one foot from the ground, and the poplar timber not less than 8 inches in diameter one foot from the ground.

It is understood and agreed that no timber is to be cut around the four houses on this tract of land, but a space is to be reserved according to stakes placed on the premises by D. B. Tripp. Also a hundred-foot square around the reservoir is reserved and no timber is to be cut on this square.

It is understood and agreed that the purchasers shall have one year to cut, saw and remove the timber in the section in front of the main dwelling and to the south of the road leading from the main road to a four-room weather-boarded house, and adjoining Southern land and Lister tract, and that the purchasers shall have two years from this date to cut and remove all other timber.

The purchasers agree to replace any fences damaged or torn down by any of their workmen or agents in connection with the cutting and removing the timber and the making of roads.

The purchasers shall have the right of ingress and egress to and from said premises, with teams and equipment necessary to cut, saw and remove said timber, including laborers, and they shall have the right to make and grade necessary roads and ways.

It is agreed that in the cutting, sawing and removing of said timber, and in the exercise of all rights under this contract no unnecessary or avoidable damage shall be done to the timber not sold and remaining on the land or to said premises.

In witness whereof the parties have hereunto set their hands and seals this 29th day of April, 1946.

In presence of:

Anne E. Bradley
Anna M. Beaty

D. B. Tripp (SEAL)
J. Z. Rearden (SEAL)
W. Morris Barton (SEAL)
Theron E. Barton (SEAL)

STATE OF SOUTH CAROLINA,
GREENVILLE.

PERSONALLY appeared before me Anna M. Beaty, who being duly sworn says that she saw the within named D. B. Tripp, Theron E. Barton, W. Morris Barton, and J. Z. Rearden sign, seal and deliver the foregoing written agreement for the sale of timber, and that she with Anne E. Bradley witnessed the execution thereof.

Sworn to before me this 29th day of April, 1946.

J. B. Ricketts (SEAL)

Anna M. Beaty.

Notary Public for S. C.

S. C. Stamps \$7.00

U. S. Stamps \$3.85

Recorded May 9th, 1946 at 12:40 P. M. #8151 BY: E.G.

