

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

WHEREAS, Emma L. Austin departed this life in 1920, leaving of force her last will which was probated in the Office of the Probate Judge of the County and State aforesaid, and,

WHEREAS, the said Emma L. Austin died seized of a certain tract of real estate in said County more fully hereinafter described and the sole persons claiming title thereto under said will, or any interest of any kind therein, were her son Joseph M. Austin, and his sons, Joseph M. Austin, Jr., J. Alfred Austin and James F. Austin - her son, William H. Austin, and her daughters, Hattie Austin (now Mrs. Hattie Austin Woody) and Gertrude Austin (Mrs. Gertrude Austin Knox), and,

WHEREAS, Joseph M. Austin, Jr., died intestate and his father and two brothers succeeded to all rights that he may have claimed under said will of Emma L. Austin, or might have claimed thereunder, and

WHEREAS, Joseph M. Austin, J. Alfred Austin and James F. Austin conveyed their right, title and interest in and to the hereinafter described property to W. H. Austin, Hattie Austin Woody and Gertrude Austin Knox by deed dated July 10, 1939, and

WHEREAS, Gertrude Austin Knox departed this life on December 7, 1946, leaving of force her last will and testament which was duly probated in the Office of the Ordinary of McDuffie County, Georgia, and

WHEREAS, under the last will and testament of Mrs. Gertrude Austin Knox, her sons, Wyckliffe Austin Knox, Peter Seymour Knox, Jr., William Lawrence Manning Knox and Robert Edward Knox, succeeded to all right, title and interest that the said Mrs. Gertrude Austin Knox claimed or may have claimed to the hereinafter described property.

NOW THEREFORE, know all men by these presents that we, William M. Austin, Hattie Austin Woody, Wyckliffe Austin Knox, Peter Seymour Knox, Jr., William Lawrence Manning Knox and Robert Edward Knox, individually, and Robert Edward Knox, as executor of the last Will and testament of Mrs. Gertrude Austin Knox, in consideration of the sum of Eight Hundred and 00/100 (\$800.00) Dollars, to us in hand paid, at and before the sealing of these presents, by Mrs. Callie Taylor (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 Mrs. Callie Taylor, all their right, title and interest in and to the following described property, to-wit:

All that lot or parcel of land lying and being in Greenville County, South Carolina, bounded as follows: North by other property of the grantors herein; East by the Laurens Road; South by the proposed thirty foot road, now the property of the grantors; and on the West by the old Laurens Road. Said lot is more particularly described as follows: Beginning at an iron pin on the western right of way line of the Laurens Road at its intersection with a proposed 30 foot road running thence along the northern side of the proposed 30 foot road ~~running thence along the northern side of the proposed 30 foot road~~ South 38 degrees 4 minutes West for a distance of 797.2 feet to an iron pin in the center of the Old Laurens Road; thence along the center of Old Laurens Road North 51 degrees 36 minutes West for a distance of 108.2 feet to an iron pin in the center of the Old Laurens Road; thence North 38 degrees 15 minutes East for a distance of 818.4 feet to an iron pin on the western right of way line of the present Laurens Road; thence along the western right of way line of the Laurens Road parallel and 37.5 west of the center line of said road South 40 degrees 30 minutes East for a distance of 108.2 feet to the beginning point, containing 2 acres according to a survey by J. Mac Richardson, Registered L. S., dated April 26, 1947.

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

For Deed See Page 290 in this Book. 488