

BOOK 466 PAGE 316 NOV 10 9 50 AM 1962

# State of South Carolina

Greenville County

R.M.C.

tract of land containing 63½ acres, more or less, lying partly within and partly without the Town of Fountain Inn, and

WHEREAS, it was the intention of the above three parties in the above referred to Deeds to vest the entire fee simple title in the tract described in each Deed in the Grantee therein, with the interest of J. M. Gault to consist solely of a life estate therein, and

WHEREAS, in pursuance of said partition agreement, the said J. Babe Gault and the said Crayton Gault, his heirs or assigns, have each taken and exercised possession and control of the respective tracts and have each made Deeds to portions thereof from time to time and have in said Deeds purported and intended to convey the entire fee simple title, except where a contrary intention is clearly expressed therein, and

WHEREAS, J. M. Gault died December 28, 1935, intestate as to any interest he may have had in the above 63½ acres, and leaving as his sole heirs, the undersigned, J. Babe Gault, and his grandson, J. T. Gault, and

WHEREAS, some question has been raised about the sufficiency of the legal title in connection with the above partition agreement, Now

Know all Men by these presents that I, J. Babe Gault  
in consideration of the sum of One and No/100 - - - - (\$1.00) - - - - Dollars  
and the premises

to me paid by J. T. Gault

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. T. Gault, his heirs and assigns, forever:

All my right, title and interest in and to  
tract

All that piece, parcel or lot of land in Fairview Township, Greenville County, State

of South Carolina, situate, lying and being in the Town of Fountain Inn, County and State aforesaid, containing 31-3/4 acres, more or less, being bounded by lands now or formerly of G. P. Wood or S. K. Wood, Main Street, Charley Garrett, myself and others, and having the following metes and bounds, to-wit:

COMMENCING at an iron pin in center of road leading from Laurens to Greenville and running thence N. 31-1/4 E. 6.63 chains to a stone; thence N. 53-3/4 W. 80 links to a stone; thence N. 33-3/4 E. 30.50 chains to a stone; thence S. 47 E. 6.80 chains to a stone; thence S. 25 W. 13.65 chains to a stone; thence N. 42 W. 50 links to a stone; thence S. 25 W. 2.15 chains to a stone; thence S. 42 E. 25 links to a red oak; thence S. 32 E. 13.75 chains to an iron pin in center of road; thence N. 53-3/4 W. 6.36 chains to an iron pin, Charley Garrett's corner; thence S. 31-1/4 W. 6.63 chains to center of Main Street; thence N. 62 W. 2.80 chains to the beginning corner.

It is intended hereby to ratify and confirm any and all conveyances of any portion of this property heretofore made by the Grantee herein or his predecessors in title, it being my intention that any interest I may have had in this tract was conveyed by the Grantee herein by any Deeds heretofore executed and delivered by him, or his predecessors in title.