

STATE OF SOUTH CAROLINA,

GREENVILLE COUNTY OCT 17 11 16 AM 1953

Know All Men by These Presents:

That We, J. H. Perry and Lillie Mae Perry

in consideration of the sum of One thousand fifty and no/100 - - - - - in the State aforesaid, DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (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. Collins, as Trustee for J. T. Collins and W. H. Batson, Jr., his successors and assigns, all those pieces, parcels or lots of land situate, lying and being in Greenville County, South Carolina, being known and designated as Lots Nos. 13, 14 and 15 of Washington Heights, and according to plat recorded in the RMC office in plat book "M" at page 107, having the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Washington Loop, joint front corner of Lots Nos. 12 and 13, and thence with the line of said lots, S. 18-35 E., 185 feet to R/W of the Old Southern Ry.; thence with said right-of-way, N. 69-10 E., 130 feet to the joint rear corner of Lots Nos. 15 and 16; thence with the line of said lots, N. 10-20 W., 275 feet to a point on Washington Loop; thence with Washington Loop, S. 28-15 W., 73.1 feet; thence still with Washington Loop, S. 52-03 W., 129.3 feet to the point of beginning. UPON THE FOLLOWING TRUST, nevertheless: (1) To hold the legal title to said lots and to manage and control same; to sell and convey said property at private or public sale for such price and upon such terms as the Trustee shall deem advisable; to pay all expenses in connection with the Trust and pay over the net profits to J. T. Collins and W. H. Batson, Jr., (2) Said Trustee shall have, and is hereby given, full power and authority to borrow money, to make, execute and deliver any notes and mortgages, and to pledge and convey by way of mortgage, said property as security for same, or any renewals thereof. (3) No purchaser or other person dealing with the Trustee shall be required to see to the proper application of the proceeds of any sale or mortgage of said property. (4) In the event of the death or resignation of said Trustee, his successor shall be named by W. H. Batson, Jr., and such successor shall have the same rights, power and authority as herein provided.

Grantors to pay taxes for 1953.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his successors and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee(s)'s Heirs and Assigns against the grantor(s) and the grantor(s)'s Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor(s)'s hand and seal this 17th day of October in the year of our Lord One Thousand Nine Hundred and

Signed, Sealed and Delivered in the Presence of

Eugenia S. Pyle (Seal)
C. Victor Pyle (Seal)

Three South Carolina Documentary Stamps (Seal) and a Notary Seal for Eugenia S. Pyle.

State of South Carolina,

Greenville County

Personally appeared before me Eugenia S. Pyle

and made oath that she saw the within named grantor(s) J. H. Perry and Lillie Mae Perry deliver the within written deed, and that she, with C. Victor Pyle sign, seal and as act and deed Sworn to before me this 17th day of October, A. D. 1953 witnessed the execution thereof.

Notary Public for South Carolina (Seal)

State of South Carolina,

Greenville County

RENUNCIATION OF DOWER

I, C. Victor Pyle

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Lillie Mae Perry wife of the within named J. H. Perry did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto J. T. Collins, as Trustee for J. T. Collins and W. H. Batson, Jr. his successors and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 17th day of October, A. D. 1953. C. Victor Pyle (Seal) Notary Public for South Carolina

Recorded this 17th day of October 1953, at 11:16 A. M., No. 22777, 176-1-84, 85 & 86