



The State of South Carolina,
County of GREENVILLE



APR 30 12 44 PM '54



KNOW ALL MEN BY THESE PRESENTS, That I, RUTH M. KELLY,

in the State aforesaid, in consideration of the sum of Seven Thousand Five Hundred and No/100ths (\$7,500.00) Dollars,

to me in hand paid at and before the sealing of these presents by GERTRUDE HOLMES

(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 GERTRUDE HOLMES:

All that certain piece, parcel or lot of land with buildings and improvements thereon, situate, lying and being on the Northern side of Perry Avenue in the City of Greenville, County of Greenville, State of South Carolina. The within described premises are described according to a plat prepared by Piedmont Engineering Service, Greenville, S.C., dated April 27, 1954, entitled "Property of Mrs. Ruth M. Kelly, Greenville, S. C.", and having according to said plat the following metes and bounds:

BEGINNING at a point on the Northern side of Perry Avenue 154.6 feet from the intersection of Perry Avenue and North Calhoun Street, and running thence N. 18-42 E. 160.4 feet to a point; thence S. 71-0 E. 10 feet to a point; thence N. 18-50 E. 248.6 feet to an iron pin; thence S. 71-0 E. 53.1 feet to an iron pin; thence S. 19-0 W. 236.0 feet to an iron pin; thence S. 19-50 W. 173.0 feet to a point on the Northern side of Perry Avenue, designated by an X in concrete; thence along the Northern side of Perry Avenue N. 71-0 W. 59.5 feet to the beginning corner.

The above described property constitutes a portion of the property conveyed to J. W. Kelly (now deceased) by deed of Chicora Bank, dated January 18, 1930, and recorded in the R. M. C. Office for Greenville County, S. C., in Deed Volume 93, at page 221.

The aforementioned J. W. Kelly (J. Walter Kelly) died intestate in Anderson County, S. C., on April 5, 1935, survived by his widow, Ruth M. Kelly, and eleven children (see Anderson County Probate Court Roll No. 10798). Letters of administration were granted by the Probate Court to Ruth M. Kelly and Carl P. Thompson on May 8, 1935. Letters dismissory were granted on May 30, 1936. During the period of administration the Administrators and the adult heirs of J. Walter Kelly, including Mrs. Ruth M. Kelly in her own right, brought suit in the Court of Common Pleas in Anderson County, S. C., naming the minor children of the decedent as defendants (together with other defendants made parties to the action because of their interest in other lands of the decedent). A record of the proceedings appears in the Office of the Clerk of Court for Anderson County in Judgment Roll 16717. The suit, among other things, was for the partition of the real property of the decedent. The complaint, setting forth the plan of partition agreed to by the plaintiffs and the guardian for the defendants, prays conveyance of No. 106 and No. 108 Perry Avenue, Greenville, S. C., to Mrs. Ruth M. Kelly (106 Perry Avenue properly designates the property conveyed by this deed). A schedule describing all of the real property of which the decedent was seized and possessed at the time of his death, is incorporated by reference and the property owned by the decedent on Perry Avenue is there properly described.