

State of South Carolina,

Greenville County

4/5/1971

Know all Men by these Presents, That O. Y. BROWNLEE of Greenville County

in the State aforesaid,

in consideration of the sum of One Thousand Three Hundred Eight and 60/100 - - - Dollars (\$1308.60) and subject to the mortgage set out below. to me paid by W. T. WATSON as Trustee for Sara Jane Watson

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

daughter of said W. T. Watson W. T. WATSON as Trustee for Sara Jane Watson, /his Successors and Assigns forever:

All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, on the Southeastern side of Palmyra Avenue and Pleasant Ridge Avenue, in the City of Greenville, being shown as Lot No. 96 on a plat of Pleasant Valley, recorded in Plat Book EE at Page 5 and described as follows:

"BEGINNING at a stake at the Southeastern corner of Palmyra Avenue and Pleasant Ridge Avenue and running thence with the Southern side of Pleasant Ridge Avenue N. 89-52 E. 60 feet to a stake at corner of lot 97; thence with the line of said lot S. 0-08 E. 160 feet to a stake; thence S. 89-52 W. 35 feet to a stake at corner of lot 95; thence with the line of said lot N. 27-36 W. 105.8 feet to a stake on Palmyra Avenue; thence with Eastern side of said avenue N. 19-47 E. 70.3 feet to the beginning corner."

Being the same property conveyed to the grantor by deed recorded in Deed Book 501 at Page 56.

In Trust, nevertheless, to hold, manage, lease and release with full authority to borrow money for any purpose in the discretion of the Trustee and to secure its payment by mortgage or other encumbrance, and with full power to sell and convey at whatever prices and upon whatever terms the Trustee deems best in his absolute discretion, and to invest and to reinvest the proceeds in any investment the Trustee deems wise, without regard to whether or not such investment is such as is authorized by Law for the investment of Trust Funds; and after payment of all costs and expenses, to pay over the net income to Sara Jane Watson until she attains the age of 21 years, and thereupon to pay over and deliver to the said Sara Jane Watson /the corpus with any accumulation thereto, freed and discharged of all Trusts. daughter of said W. T. Watson

It is understood and agreed that this property is conveyed subject to the lien of a mortgage executed by Field H. Ledford to C. Douglas Wilson & Co. recorded in Mortgage Book 554 at Page 101 on which there is due a balance of \$8091.40.

Handwritten notes:
Hon. J. H. Price, Jr. dated Dec. 29, 1971.
Margaret A. Rose
Clerk of Court
W. T. Watson appointed as Successor Trustee by order of Hon. J. H. Price, Jr. dated Dec. 29, 1971.
See Judgment Book No. 12-757, Office of Clerk of Court.
Witness: Evelyn Goodard

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