

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

APR 24 11 03 AM 1961

"Know All Men by These Presents:

That I, J. T. Collins, as Trustee for W. M. Batson, Jr.

in consideration of the sum of Five Dollars (\$5.00) 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 grantee, W. M. Batson, Jr., his heirs and assigns forever:

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, on the eastern side of New Buncombe Road, and having the following metes and bounds, to-wit:

BEGINNING at a stake on the eastern side of the right-of-way of the New Buncombe Road, and running thence N. 72-30 E. 70 feet to a stake on the western side of a county road; and running thence S. 87-45 E. 671 feet to a stake; thence N. 16-30 W. 490 feet; thence S. 63 W. 780 feet to an iron pin on the eastern side of the right-of-way of the New Buncombe Road; thence along the right-of-way of said New Buncombe Road, 150 feet to the point of beginning.

This property is subject to a 20-foot right-of-way extending along the southeastern boundary of the above described tract which is to remain open for the use of this tract and the adjoining tract on the southeast, and extending the entire length of the southeastern boundary of the above described property. A portion of said right-of-way is included in the county road but is not included in the above described property. This tract contains 5 acres, more or less, according to a plat prepared by Dalton & Neves, Engineers, July, 1938.

The above described property is the same conveyed to the grantor by C. P. Robinson by his deed dated May 21, 1957 and recorded in the R. M. C. office for Greenville County in Deed Vol. 577, page 242.

This deed is executed pursuant to the power and authority given to the grantor under the trust provisions set out in Deed Vol. 577, page 242.

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 Heirs 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 21st day of April in the year of our Lord One Thousand Nine Hundred and Sixty-One

Signed, Sealed and Delivered in the Presence of

Witness signatures: Vivian W. Bolding, H. Ray Davis

Trustee signature: J. T. Collins, Jr. as Trustee for W. M. Batson, Jr. (Seal)

State of South Carolina, Greenville County

PROBATE

Personally appeared before me Vivian W. Bolding

and made oath that she saw the within named grantor(s) J. T. Collins as Trustee for W. M. Batson, Jr.

deliver the within written deed, and that she, with H. Ray Davis sign, seal and as his act and deed witnessed the execution thereof.

Sworn to before me this 21st day of April, A. D. 1961 Notary Public for South Carolina (Seal)

Notary signature: Vivian W. Bolding (Seal)

State of South Carolina, Greenville County

RENUNCIATION OF DOWER

NO DOWER NECESSARY

I,

Notary Public, do hereby certify

unto all whom it may concern, that Mrs. wife of the within named 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

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released. Heirs and Assigns, all her interest and estate.

GIVEN under my hand and seal this day of April, A. D. 1961 Notary Public for South Carolina (Seal)

Recorded this 24th day of April 1961 at 11:00 A. M., No. 26138

449-1-6