

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

DEED of GIFT

KNOW ALL MEN BY THESE PRESENTS, that

I, Barbara Jane Roberts,

for and in consideration of love and affection, and for and

in consideration of

--- Ten --- (\$10.00) -----

Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto

John A. Roberts, as TRUSTEE, However, in trust for the use and benefit of my son, Jerred Keith Roberts, the following piece, parcel of tract of land, containing 5.01 acres, more or less, and having the following metes and bounds, to wit: BEGINNING at a point on Howard Property line and running thence N. 65-15 E. 751 feet to a point in the center of River Falls Road, formerly Jones Gap Road; thence with the center of said road southeast to a point therein; thence S. 74-00 W. 881 feet to a point; thence N. 74-00 W. 198 feet to the beginning corner, and being a portion of the property described in the deed from E. Inman, Master in Equity, dated September 24, 1965, and recorded in the R. M. C. Office for said county in Deed Book 783 at page 31, and being all of the property embraced in said deed that lies on the western side of said road, and an undivided interest therein was acquired through said deed, and the remaining undivided interest was acquired through deed from Polly P. Crisp and P. D. Forrest, Jr., dated September 24th, 1965, and recorded in the R.M.C. Office aforesaid in Deed Book 783 at page 88. And I name P. D. Forrest, as successor trustee, in event John A. Roberts dies or becomes incompetent to fulfill the duties of trustee, with like powers and duties as the original trustee.

The Trustee shall hold the legal title to said property, without power to sell, mortgage or encumber the property, until Jerred Keith Roberts becomes 30 years of age, at which time it shall be conveyed to him in fee simple, with the right to live on it in the meantime, with the duty on the trustee to use the property to produce income, to cut and sell timber, pay the taxes on the property, and distribute quarterly all net income to the said Jerred Keith Roberts. When the said Jerred Keith Roberts has reached the age of 30 years, and at that time the deed aforesaid is made to him, and all net income has been paid to him, then this trust shall end.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining to have and to hold all and singular the premises before mentioned unto the grantee(s) and the grantee's(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 19th day of April 19 75

SIGNED, sealed and delivered in the presence of

Barbara Jane Roberts (SEAL)

Janie S. Bowen (SEAL)

C. S. Bowen (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed, deliver the within written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 19th day of April 19 75.

C. S. Bowen (SEAL)
Notary Public for South Carolina

Janie S. Bowen

My commission expires Jan. 13, 1980.

STATE OF SOUTH CAROLINA }
COUNTY OF

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released

GIVEN under my hand and seal this

day of 19

(SEAL)

Notary Public for South Carolina.

My commission expires

RECORDED this day of APR 23 1975 19 at 1:27 P. M., No.

24540

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