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This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above described property.

Being the identical tract conveyed by deed of Lucile Reams Werts, August 2, 1961, recorded in Deed Book 679, Page 213, in the Greenville County R. M. C. Office, to the grantor, as trustee under the will of Leroy A. Werts, deceased.

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 and the grantee's heirs or successors and assigns, forever. And, the grantor does hereby bind itself as trustee under the trust established under the will of Leroy A. Werts, deceased, and its successors to warrant and forever defend all and singular the said premises unto the grantee and the grantee's heirs or successors and assigns against the grantor, as trustee under the trust established under the will of Leroy A. Werts, deceased, and its successors only.

WITNESS the grantor's hand and seal this 13th day of October, in the year of our Lord one thousand nine hundred and seventy-six and in the two hundredth first year of the sovereignty and independence of the United States of America.

Signed, Sealed and Delivered
in the Presence of:

Laura Connor

Miriam A. Sanders

THE SOUTH CAROLINA NATIONAL BANK,
AS TRUSTEE UNDER THE TRUST OF LEROY
A. WERTS, DECEASED

By Charles M. Stuart *ATTO*

And

Francis S. Thompson *ATO*