

BEGINNING at a point on Buncombe Road, about 20 miles north of the City of Greenville, and running thence N. 81-30 E. 3.17 chains to a rock; thence N. 48-45 W. 1.42 chains to a stake; thence S. 12-15 E. 10.98 chains to a stake; thence S. 77-45 W. 5 chains to a stake; thence along Buncombe Road N. 12-15 W. 6.50 chains to a stake; thence N. 8.30 W. 1.00 chains to a stake; thence N. 5-45 W. 1.00 chains to a stake; thence N. 1-45 W. 1.00 chains to stake; thence N. 1-15 E. 1 00 chains to the beginning corner, and containing 5.15 acres, more or less, and known as tract No. 2 of the Leighton Goodwin land. ALSO: All of that other tract adjoining the above and described as follows: BEGINNING at corner of tract sold to T. L. Staton in Buncombe Road and running thence S. 12-15 E. 2.27 chains to a stake; thence N. 77-45 E. 7.70 chains; thence N. 12-15 W. 14.75 chains; thence S. 48-45 W. 3.00 chains; thence S. 12-15 E. 10.98 chains; thence S. 77-45 W. 5.00 chains to the beginning corner, containing 4.85 acres, more or less.

BEING the same property conveyed to Jasper Tripp by deed recorded in Deed Book 295, at Page 162.

The above parcels of land were inherited by the Grantor as the sole devisee and legatee of the late Jasper R. Tripp who died testate March 22, 1967, as will appear more fully by reference to Apartment \_\_\_\_\_, File \_\_\_\_\_, Probate Court of Greenville County.

TO HAVE AND TO HOLD ALL AND SINGULAR the said tracts of land before mentioned unto the said Grantees hereinabove named, their successors and assigns forever IN TRUST, NEVERTHELESS, for the following beneficiaries, in proportion to the respective interest set out hereinbelow after the name of each beneficiary:

<u>NAME OF BENEFICIARY</u>	<u>INTEREST OF BENEFICIARY</u>
JASPER S. TRIPP	Two-Twelfth's (2/12'ths) interest
SHELBY T. BANKS	Two-Twelfth's (2/12'ths) interest
BERNICE T. LINDSEY	Two-Twelfth's (2/12'ths) interest
FREIDA T. OWENS	Two-Twelfth's (2/12'ths) interest
JAMES E. TRIPP	Two-Twelfth's (2/12'ths) interest
RICKY L. TRIPP	One-Twelfth (1/12'th) interest
DEBORAH J. TRIPP	One-Twelfth (1/12'th) interest

Should any of the aforesaid beneficiaries die prior to the termination of this trust, the interest hereinabove set aside to said deceased beneficiary shall go to his or her lineal descendants, per stirpes. Said Trustees above named shall hold said property in Trust for the purpose of holding the legal title thereto, leasing and collecting any and all rents, making improvements and necessary repairs, mortgaging any portion or all of said premises, selling any portion or all of said premises on such terms and conditions as said Trustees may in their sole discretion see fit, executing to the purchaser, purchasers, or mortgagee or mortgagees, a good fee simple title thereto and/or a valid lien and encumbrance thereon. The proceeds of any sale, after deduction of the costs thereof, shall be applied for the benefit of the above named beneficiaries, in proportion to the interest held by each. Any purchaser or purchasers shall not be required to see to the application of the proceeds of said sale or sales made by the said Trustees.

The Trust hereinabove created shall continue during the life of Agnes S. Tripp. As soon as reasonably possible following her death, said Trustees shall forthwith make a division in kind of the above properties, or in their sole discretion, sell said properties or any parts thereof and divide the proceeds of said sale to the beneficiaries above named in proportion to the interest of each.

*Agnes S. Tripp*