

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

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KNOW ALL MEN BY THESE PRESENTS, that Bankers Trust of South Carolina (formerly Peoples National Bank) as Trustee under the will of S. J. Kellett, Sr.-----

in consideration of Six Thousand and No/100 (\$6,000.00) ----- 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 Richard Vaughn, Sr., his heirs and assigns forever:

ALL its right, title and interest, the same being an undivided one-twelfth interest in and to: ALL that certain piece, parcel or lot of land, together with all improvements thereon, located, lying and being in the City of Fountain Inn, County of Greenville, State of South Carolina, on the western side of North Main Street at the intersection of Fairview Street and being more fully described as follows, to-wit:

BEGINNING at a point on the northwestern corner of North Main Street and Fairview Street, and running thence along North Main Street a distance of 100 feet to a point on the property line of the property herein conveyed and property now or formerly of C. J. Jones, Sr. Estate; thence, turning and running along the property line of C. J. Jones, Sr., Estate a distance of 383.24 feet to a point on the edge of the right of way of the Atlantic Coast Line Railroad; thence, turning and running along said railroad right of way 115 feet, more or less, to the western side of Fairview Street; thence, turning and running in a northeasterly direction along said right of way 330 feet to the point and place of beginning. — 520-3401-1-19

This is the same property devised to John I. McGee by deed recorded in the Greenville County R.M.C. Office in Deed Book W at Page 318. Subsequently, the said John I. McGee died testate, devising the within property to his four children, one of whom was Lou May Kellett (Gilstrap). Subsequently, the said Lou May Kellett (Gilstrap) died devising the property to her three children by will recorded in the office of the Probate Court for Greenville County in Apt. 692 at File 22, one of whom was S. M. Kellett, Sr. Subsequently, the said S. M. Kellett, Sr. died testate, devising all of his property to the within grantor in trust as will appear by reference to the records contained in the office of the Probate Court for Greenville County, South Carolina in Apt. 1102, File 13.

This conveyance is made subject to all easements, conditions, covenants, restrictions and rights of way which are a matter of record and/or actually existing on the ground affecting the above described property.

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 assigns against the grantor(s) and the grantor'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 3rd day of November 1977.

SIGNED, sealed and delivered in the presence of

Nedy L. Pullman
Bonnie M. Morris

Bankers Trust of S. C., Trustee (SEAL)

U/W Samuel J. Kellett (SEAL)

BY: William P. Pickens, Sr. V.P. (SEAL) O.

and: Kelley H. Lutz, Jr. (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 3rd day of November 1977

Bonnie M. Morris (SEAL)

Nedy L. Pullman

Notary Public for South Carolina
My commission expires: 12/15/77

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER (NOT NECESSARY)

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 and singular the premises within mentioned and released.

GIVEN under my hand and seal this 9th day of November 1977

(SEAL)

Notary Public for South Carolina
My commission expires:

RECORDED this 9 day of NOV 9 1977 at 3:35 P.M.

SOUTH CAROLINA COUNTY DOCUMENTARY
NOV 9 1977
\$06.60

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