

TITLE TO REAL ESTATE
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GRANTEE'S ADDRESS:
322 Memorial Dr., Greer, S. C.

Vol 1058 - 610

KNOWN ALL MEN BY THESE PRESENTS, that RITA PRICE PEEPLES

in consideration of ONE (\$1.00) DOLLAR AND LOVE AND AFFECTION FOR MY SON

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto PAUL W. PEEPLES, SR., AS TRUSTEE FOR PAUL W. PEEPLES, JR., his successors and assigns forever:

An undivided five (5%) percent (1/20th) interest in and to the following described property:

All that lot of land in the State of South Carolina, County of Greenville, adjoining the City of Greer, and containing 12.40 acres according to a plat of property of E. Guy Ballenger Estate, et al, prepared by John A. Simmons, Surveyor, dated March 29, 1972, and recorded in the R. M. C. Office for Greenville County in Plat Book 4-0 at Page 25; said tract is located at the intersection of Memorial Drive Extension and Bright Road and contains substantial frontage on such road as indicated on the aforesaid plat.

This is the identical property conveyed to the grantor by deed of Charles D. Ballenger, et al, recorded on May 21, 1973, in Deed Book 975 at Page 11.

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 above mentioned unto the said Paul W. Peeples, Sr., as Trustee for Paul W. Peeples, Jr., his successors and assigns forever, in trust nevertheless to hold and manage such property, as Trustee, subject to the following directions, powers, and authority:

- 289 - 619 - 1 - 3

1. Said Trustee is authorized to hold and manage such property, and to make conveyances thereof as to the interest created hereunder, on such terms and conditions as to such Trustee may appear to be advisable, including the power and authority to participate in any subdivision or subdivisions of the subject tract and to finance any purchase or purchases of all or part of such tract on such terms as said Trustee deems advisable;

2. Said Trustee shall, at reasonable times and intervals, pay over unto the said Paul W. Peeples, Jr., his general or natural guardians, or any investment accounts set up in his behalf, the net proceeds accruing the corpus of this trust; and,

(CONTINUED ON BACK PAGE)

And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs, successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s)' heirs, successors and assigns against the grantor(s) and the grantor's(s)' heirs, successors and assigns 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 25th day of September 1978.

SIGNED, sealed and delivered in the presence of:
Hilda O. Reese
Mickie L. Gotschaw

Rita Price Peeples (SEAL)
RITA PRICE PEEPLES (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 deed and that (s)he, with other witness subscribed above witnessed the execution thereof.

SWORD to before me this 25th day of September 1978.

Mickie L. Gotschaw (SEAL)
Notary Public for South Carolina
My commission expires: 3/16/88

Hilda O. Reese

STATE OF SOUTH CAROLINA }
COUNTY OF

RENUNCIATION OF DOWER (NOT NECESSARY--WOMAN GRANTOR)

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, 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 _____ day of _____ 19 _____ (SEAL)

Notary Public for South Carolina.
My commission expires: _____

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____

911

4328 RV-2