

Singular the premises within mentioned and released
above under my hand and seal this the twentieth day
of March one thousand eight hundred and sixty seven
Caroline McClellan

W. R. Mitchell }
Public Ex Officer }
Magd G B }
Recorded April 31st 1867
Review Stamp cancelled

of W. Fowler }
do }
of S. Fowler }
do }
South Carolina Summills
District
I know all more by this presents
that J. M. W. Fowler of the District & State of South Carolina for &
in the consideration of Eight hundred dollars to me
paid in hand by J. M. W. Fowler of Spartanburg District
& State of South Carolina have granted bargained & sold by these
presents do grant bargain & sell unto the said J. M. W. Fowler
all that tract or parcel of land containing one hundred
and twenty seven and one half acres more or less situated
& lying in the District & State of South Carolina being a
tract formerly belonging to this Courtwell place known
as the Babshaw place bounded by lands of W. Moore
Francis Edwards Colick Porter J. S. Westwoodland A.
Anderson & others to gather with all and singular the
rights members hereditaments appurtenances to the same
belonging or in any way incident or appurtenance to have
& to hold all and singular the premises above mentioned
to the said J. M. W. Fowler his heirs & assigns forever & I do
hereby bind myself my heirs & Executors Administrators
to warrant & forever defend All & singular the said premises
into the said J. M. W. Fowler his heirs & assigns against
my self my heirs & against every person whomsoever
claiming the same or any part thereof of all of which
is hereunto answered signed & sealed on the next
page given my hand & seal this 31st day of January
Eighteen hundred and sixty seven & twenty first of the said year
of the united States of America signed sealed &
returned in the presents of W. R. Mitchell

J. M. Fowler }
W. R. Cooper }
Review Stamp cancelled

The State of South Carolina
Spartanburg District

Personally appeared James M. Fowler
and made oath in due form law that he saw Mrs. W.
Fowler execute this within deed of conveyance to Thomas
F. Fowler for the use and purpose within mentioned &
W. R. Cooper was with defendant as subscribing
witness to the said execution then of sworn to & subscribed

before me this 16th day February 1867
W. R. Leonard
Magistrate etc

J. M. Fowler

Recorded 1 May 1867

J. M. McClellan }
do }
James M. McClellan }
do }
State of South Carolina Summills District
I know all more by this presents that
James M. McClellan of the District & State of South Carolina having
given to my daughter Anne G. Prater in the of our Lord one
thousand eight hundred and fifty seven with certain limitations
the tract of land herein after described, but having neglected
to execute formal written title to the same had thereof
in consideration of the premises & in consideration of the natural
love & affection which I have to bear to my said daughter as
well as in consideration of the sum of ten dollars to me paid
by James M. McClellan the receipt of which is hereby acknow-
ledged have granted bargained sold & released & by these
presents do grant bargain sell & release to the said James
M. McClellan all that tract or plantation of land sit-
uated on the South part of Saluda river in Summills District
of South Carolina known as the Rain Hunt tract
commencing at a post oak corner on the line of lands formerly
known as the Carous & being thence S 66° 16' 30" to a stake S 7
thence S 86° 10' 00" to a black gum S 7 thence S 86° 10' 00" chains to a stake
on the river bank thence down the meanders of the river to a stake
S 31° corner of the land formerly S. M. Carous now owned by J.
M. McClellan thence N 76° to 25° 30' to a post oak S 7 thence N 10
degrees to a rock thence S 38° W 10° 30' to a post oak near the road
thence along the windings of the road crossing W. Stearns to
a red oak corner thence to a pine thence to a stake thence to a
post oak thence N 31° 30' 30" to a Spanish oak S 7 thence S 17 1/2
N 20° 30' to the beginning corner containing four hundred &
sixty seven more or less & bounded by other lands of the said
J. M. McClellan on the South East north by Carous land
& by lands of David Blythe West & South by Saluda river
to have and to hold all & singular the premises before mentioned
unto the said James M. McClellan his heirs Successors
& assigns forever in trust over the life first that the said James
M. McClellan shall pay over or allow to the said Anne G.
Prater during her life the rents issues & profits of said
land after paying all annual taxes & charges against the
same she to have during her life the full & entire benefit
& advantage of the premises aforesaid & secondly I do consent that the
said James M. McClellan his heirs Successors assigns
shall after the death of the said Anne G. Prater transfer
relinquish & convey in fee simple the said tract of land
to the children of the said Anne G. Prater living at
her death the use of a deceased child to take such