

STATE OF SOUTH CAROLINA, }  
 Greenville County. }  
 KNOW ALL MEN BY THESE PRESENTS, That A. G. New of Greenville County

in the State aforesaid,  
 in consideration of the sum of ten and 00/100 (10.00) Dollars and other  
valuable considerations  
 to me paid by J. Walter Gray

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release,  
 unto the said J. Walter Gray, his heirs and assigns forever

all that piece, parcel or lot of land in Cleveland Township, Greenville County, State of South Carolina.

bounded by the lands of A. G. New, Robinson and Mrs. Beattie, and having the following metes and bounds, to-wit: Beginning at a stone corner of Mrs. Beattie's land running thence across a settlement road S. 74 E. 30.50 to a stone Beattie and New's corner, thence N. 23 E. 20.50 to stone New's corner; thence across the railroad N. 14 W. 32.50 to maple corner; thence N. 83 W. 7.80 to persimmon; thence S. 17 W. 20.60 across railroad to a pine near branch; thence S. 61 E. 1.30 thence S. 50 W. 12.93 to the beginning corner, containing eight-five (85) acres, more or less, according to survey of W. A. Hester, May 23<sup>rd</sup> 1921, and being a part of the land conveyed to me by Poe and Beattie, deed recorded in Deed Book 53 Page 174, R. M. C. Office for Greenville County.

It is agreed herein that the grantor, A. G. New reserves to himself, his heirs and assigns, all rights of way here to fore acquired by the Public for roads and by railroads for tracks and that he reserves the rights of way for rail road tracks and other roads over and across said land Reserving unto himself, his heirs and assigns the right to establish in a reasonable manner a good wagon road of sufficient width, so as to have access to the railroad siding on said land and to enter the settlement or neighbor hood roads on said land and a road through the property to his other lands. The grantor further reserves unto himself, his heirs and assigns, the water power on the streams or branches crossing the railroad tracks, which water power may be developed by the grantor on said premises from the point of the railroad tracks to the line of the grantor with the privilege to develop said power at any time the grantor or his heirs or assigns may see fit without any liability to the grantor his heirs or assigns for damages by reason of said development of said water power at the use of said water power by the grantor, his heirs or assigns. This is hereby provided, however, that if the railroad should finally abandon the use of the right of way through this land, then the grantor intends that said right of way shall revert to the grantor, his heirs and assigns, and not to the grantor, if there be any reversion it is the intention herein to reserve the right of way for railroad tracks as long as said way uses said right of way, but when the railroad ceases to use the same then the right of way is no longer reserved unto the grantor, and if there is any reversion of same then it shall revert to the grantor his heirs and assigns.

The above described land is... the same conveyed to me by... the same day of... 19... deed...  
 recorded in office of Register of Mesne Conveyance for Greenville County, in Book...  
 TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.  
 TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the said J. Walter Gray  
his heirs and assigns forever.

AND I heirs, executors and administrators to do hereby bind myself and my warrant and forever defend all and singular the said premises unto the said J. Walter Gray  
his

heirs and assigns, against me and my heirs, and every other

person whomsoever lawfully claiming, or to claim, the same, or any part thereof.  
except as to the reservations of rights of way and water power herein made.

WITNESS my hand and seal, this 28 day of May in the year of our Lord one thousand nine hundred and Twenty-one and in the one hundred and forty eight year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:  
W. M. Walters (SEAL.)  
H. B. Lawrence (SEAL.)  
A. G. New (SEAL.)

Revenue Stamps Cancelled

Dollars	
Cents	

STATE OF SOUTH CAROLINA, }  
 Greenville County. }  
 PERSONALLY appeared before me W. M. Walters  
 and made oath that he saw the within named A. G. New

sign, seal, and as his act and deed, deliver the within written Deed; for the uses and purposes herein mentioned, and that he, with H. B. Lawrence witnessed the execution thereof.

SWORN to before me, this 28 day of May A. D. 1921  
H. B. Lawrence (L. S.)  
 Notary Public for S. C.

RENUNCIATION OF DOWER.  
 STATE OF SOUTH CAROLINA, }  
 Greenville County. }  
 I, W. E. Mc Cain, a Notary Public... do hereby certify unto all whom it may concern, that Mrs. Maudie Ellen New the wife of the within named A. G. New did this day appear before me, and 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 or persons whomsoever, renounce, release, and forever relinquish unto the within named J. Walter Gray his heirs and assigns, all her interest and estate, and also all her right and claim of Dower of, in, or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal, this 28 day of May Anno Domini 1921  
W. E. Mc Cain (L. S.)  
 Notary Public for S. C.  
 Recorded June 1, 1921