

Children. The conditions on which this gift is made are expressed in codicil P 1 attached to this instrument, and

Whereas by said will he did further confer upon his executors full power to sell and convey real and personal property, and

Whereas the said Mary C. Beattie and F. F. Beattie duly qualified as executors of said will and are still acting in that capacity and

Whereas the said J. E. Beattie failed to execute any codicil and failed to attach any conditions to the gift to the said Mary C. Beattie, and

Whereas the said Mary C. Beattie is the sole owner of all the said residuary estate, which includes the lot of land hereinafter described; and

Whereas it is the desire of all the children of the said J. E. Beattie that the title of the said Mary C. Beattie shall be clear of any cloud or doubt, and have to this end requested the executors to execute to her a conveyance transferring and quit-claiming all interest of the estate in said lot and have indicated their purpose by joining in this conveyance;

Now, therefore, we, Mary C. Beattie and F. F. Beattie as executors of the last will and testament of J. E. Beattie deceased, in consideration of the premises and of the sum of one dollar to us in hand paid by Mary C. Beattie, the receipt whereof is hereby acknowledged, have, granted, bargained, sold, conveyed and quit-claimed and by these presents do grant, bargain, sell, convey and quit-claim unto Mary C. Beattie, all interest and estate of J. E. Beattie to and in the following described lot of land situate in the city of Greenville, County and state aforesaid on the west side of South Main Street having the following lines, courses and distances to-wit: Beginning at a point on the west side of South Main Street which point is at the southeast corner of seventeen inch wall and is 27 ft 7 inches from the southwest corner of West N. Bee Avenue and South Main Street, and running thence with the southern side of said seventeen inch brick wall N. 69-09 W. and continuing the same course through the center of a twenty inch and thirteen inch wall 120 ft 1 1/2

inches to a point in the center of said thirteen inch brick wall where a seventeen inch wall joins same; thence with the center of said seventeen inch brick wall S. 20-47 W. 47 feet 11 1/2 inches to a point on the south side of a seventeen inch wall, thence with the southern side of said seventeen inch wall S. 69-09 E. 120 feet 3 1/2 inches to a point on the western side of South Main Street which point is 75 ft 6 1/2 inches from the southwest corner of South Main Street and West N. Bee Avenue and running thence along the western side of South Main Street, N. 20-35 E. 47 ft. 11 1/2 inches to the point of beginning. Together with the right to use the wall on the First National Bank on the north and all right, title and interest of, in and to the party walls of Mary C. Beattie and W. C. Poe.

And, we, the said F. F. Beattie, Hamlin Beattie, Jno. E. Beattie, Mary B. Mathews, Sallie B. Poe and Emily Perrin the children of the said J. E. Beattie, have authorized and ratified and confirmed and do hereby authorize, ratify and confirm the foregoing conveyance by the executors of the said J. E. Beattie, deceased, unto the said Mary C. Beattie and we do hereby transfer and assign unto the said Mary C. Beattie any and all interest which we may have in the proceeds of the sale of the said lot of land and any other interest and estate which we may have therein.

To Have and To Hold unto the said Mary C. Beattie, her heirs and assigns forever.

In Testimony whereof we have hereunto set our hands and seals the year and day first above mentioned In Presence of: W. R. Cely.

Jno. P. Palmer

Mary C. Beattie
as Executor
F. F. Beattie
Individually and as Executor

Hamlin Beattie
Sallie B. Poe
Jno. E. Beattie
Mary B. Mathews
Emily Perrin

"Over for Probate"