

TITLE TO REAL ESTATE

THE STATE OF SOUTH CAROLINA,  
County of Greenville

KNOW ALL MEN BY THESE PRESENTS, That I, T. R. Hairston

in the State aforesaid,

in consideration of the sum of

Thirty-two Hundred and Twenty-five (\$3225.00) and the assumption of the two (2) Dollars mortgages hereinbelow described

to me in hand paid

at and before the sealing of these presents by

W. S. Batson as Trustee for M. G. Batson

(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

W. S. Batson as Trustee for M. G. Batson, and his successors and assigns forever:

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

and being the western half of lot #13 in a subdivision located just outside of the City of Greenville not far from the Rutherford Road, and known as "Buist Circle", and having the following metes and bounds to-wit:

Beginning at the south west corner of said Lot #13, which point of beginning is the intersection of the western line of said lot with the north line of Buist Avenue, and running thence in an easterly direction along the north line of Buist Avenue 50 feet to a point; thence in a northerly direction along a line parallel to the western line of said lot #13, a distance of 189½ feet to the south line of lot #4 of said subdivision; thence in a westerly direction along a line parallel to the northern line of Buist Avenue 50 feet to the western line of said lot #13; thence in a southerly direction along said lot #13, 189½ feet to the point of beginning.

ALSO: All that piece, parcel or lot of land in Chick Springs Township, Greenville County, State of South Carolina, about four (4) miles north of the City of Greenville, on northeastern side of the Lee Road near Paris Station and according to survey and plat by H. S. Brockman, Surveyor, December 20, 1937, having in part, the following metes and bounds, to-wit:

Beginning at a point on northeastern side of said Lee Road, at corner of the Grace Divver Property, and running thence N. 16-18 E. 382.8 feet along the southeastern line of said Divver property, to point in line of property now, or formerly, belonging to W. F. Roe; thence N. 74-25 E. 253.8 feet along the line of said Roe property, to point, iron pin at corner of property now, or formerly, belonging to L. F. Gravitt; thence S. (a) 20 W. 515 feet along the line of the Gravitt property, to point on northeastern side of the Lee Road, thence N. 73-42 W. 184.4 feet along the northeastern side of the said Lee Road, to the point of beginning; containing One and 95/100 (1.95) acres, more or less, and being a part of the lands conveyed to J. D. Robins by the Groce Estate, by deed recorded in R. M. C. Office for Greenville County, South Carolina.

As a part of the consideration for this deed the Grantee herein assumes and agrees to pay the two (2) following mortgages:

1. Mortgage covering the first lot of land hereinabove described, executed by M. L. Ward to Oscar Hodges, Jr. and Sara S. Hodges in the amount of Four Hundred (\$400.00) Dollars, dated March 29, 1947, recorded in said R. M. C. Office in Mortgage Book 361 at page 31.
2. That certain note and mortgage covering the last tract of land hereinabove described executed by T. R. Hairston to G. W. Bridwell on March 27, 1947, in the amount of Thirty-five Hundred (\$3500.00) Dollars, recorded in Mortgage Book 360 at page 319.

In trust, nevertheless, upon the same terms and conditions and with the same powers and duties upon the trustee and for the same uses and purposes as set forth in a certain declaration of trust from W. S. Batson, Trustee, to M. G. Batson dated August 11, 1945, recorded in R. M. C. Office for Greenville County in Book 279, page 39.

Grantee herein will pay taxes for the year 1947.