

STATE OF SOUTH CAROLINA :
COUNTY OF GREENVILLE : TITLE TO REAL ESTATE

WHEREAS, W.M. Ballenger, deceased, in and by his last will and testament, devised a life estate in and to all of his property, both real and personal, unto his wife, Maggie W. Ballenger, and further directed that upon her death all of said property should be sold and the proceeds derived therefrom divided among the others named in his will, and whereas, the said Maggie W. Ballenger is now deceased, and in compliance with the terms of said will the Executors thereof have sold the real property hereinafter described to Marvin C. Vaughn and Woodrow R. Vaughn, and now, therefore,

KNOW ALL MEN BY THESE PRESENTS: That we, W.M. Ballenger, Jr., H.A. Ballenger, R.M. Hughes and T.M. Mayfield, Executors of the Will of W.M. Ballenger, deceased, in consideration of the sum of Twenty-six Thousand (\$26,000.00) Dollars to the grantors in hand paid at and before the sealing of these presents by the grantees (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 grantees, Marvin C. Vaughn and Woodrow R. Vaughn, and their heirs and assigns forever:

All that certain parcel or lot of land situated on the south side of West Poinsett Street and the west side of South Main Street in the City of Greer, Chick Springs Township, Greenville County, State of South Carolina, having courses and distances according to a survey and plat thereof by H.S. Brockman, Surveyor, dated May 12, 1953, as follows, to wit:

Beginning at a cross on cement, inside corner of sidewalk at the southwest corner of said streets, and running thence along the inside line of the sidewalk along the south side of West Poinsett Street, N. 62.33 W. 94.6 feet to an iron pin, corner of John A. Robinson's lot; thence along the line of his lot, S. 30.00 W. 31.2 feet to an iron pin; thence along the line of the said Robinson property, S. 58.39 E. 88.8 feet to iron pin on inside line of sidewalk of South Main Street; thence along said sidewalk line, N. 38.16 E. 37.9 feet to the beginning corner.

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 said Premises before mentioned unto the said grantees hereinabove named, and their Heirs and Assigns forever.

And the grantor do hereby bind themselves as Executors as aforesaid to warrant and forever defend all and singular the said premises unto the grantees hereinabove named, and the grantees' Heirs and Assigns against the grantors and their successors.

G25-1-7

