

TITLE OF REAL ESTATE—Form 137½—W. A. Seybt & Co., Office Supplies, Greenville, S. C.

STATE OF SOUTH CAROLINA MAR 5 10 53 AM 1959

COUNTY OF Greenville

OFFICE

Know All Men by These Presents:

That W. Smith Batson, Jr., as Trustee for M. G. Batson in the State aforesaid, in consideration of the sum of Thirty Five Thousand and no/100 DOLLARS,

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

Homer Styles, his heirs and assigns forever:

All of that lot of land in the County of Greenville, State of South Carolina, known as lot 2 on plat of property of Greenville County as shown in plat book J at page 25, a revision of plat book D at page 161 and having the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of U. S. Highway no. 25 at the southern side of Ellendale Ave. and running thence along U.S.Highway 25, S 34-09 E, 192.6 feet to an iron pin; thence along Fair Street Ext. S 77-30 W, 109 feet to a point in the center of Old Paris Mountain Road; thence with said road N 3-28 E, 109 feet; thence N 6-44 E, 100 feet to an iron pin in the center of said road; thence with the southern side of Ellendale Ave. N 83-06 E, 76 feet to the point of beginning. Being the same property conveyed to W.S. Batson as Trustee in deed book 269 at page 267. See authority of said Trustee to execute said deed in Judgment Roll Ell-779.

I, M. G. Batson, by my signature below, do hereby expressly authorize in writing the sale of the above property by my trustee, as I am the beneficiary of said trust and I do hereby authorize, direct and empower him to execute said deed as trustee.

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 grantee(s) hereinabove named and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 4 day of March in the year of our Lord One Thousand Nine Hundred and fifty nine

Signed, Sealed and Delivered in the Presence of

Charles W. Spence (Signature)

W. Smith Batson, Jr. (Signature) (Seal) M. G. Batson (Signature) (Seal)

State of South Carolina COUNTY OF Greenville

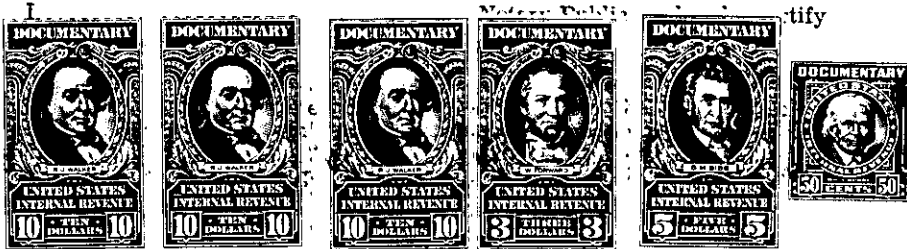
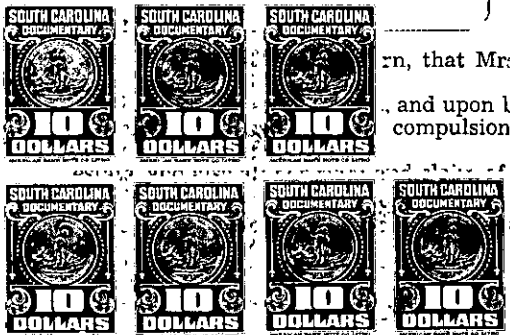
Personally appeared before me Sara F. Allison

and made oath that he saw the within named grantor(s) W. Smith Batson, Jr., Trustee for M. G. Batson and M. G. Batson sign, seal and as their act and deed deliver the within written deed, and that he, with Charles W. Spence witnessed the execution thereof.

Sworn to before me this 4 day of March, A. D., 19 59 Charles W. Spence (Seal) Notary Public for South Carolina

State of South Carolina

RENUNCIATION OF DOWER NOT NECESSARY



Cancelled documentary stamps attached: S. C. \$ \_\_\_\_\_; U. S. \$ \_\_\_\_\_ 10:53 A. M.

Recorded this 5th day of March 19 59, at / M., No. 22723

171-5-1