

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

Address of Grantee:
1 Barksdale Road
Greenville, S.C. 29607

140 795

KNOW ALL MEN BY THESE PRESENTS, **KATHARINE BUSH EDWARDS**, (hereinafter referred to as Grantor)

In consideration of ONE and No/100 (\$1.00)-----Dollars, and love and affection for my son Thomas W. Edwards, Jr. the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto **THOMAS W. EDWARDS, JR.** (hereinafter referred to as Grantee), his heirs and assigns forever a remainder interest only in and to the herein described properties, subject only to the Grantor's right to convey by sale the herein described properties in fee simple provided the real estate is sold to a purchaser who pays the current fair market value for the real estate conveyed. Grantor's power to sell is her exclusive personal right and privilege; it cannot be delivered over to any other parties including but not limited to agents, fiduciaries, trustees, and guardians. Grantor agrees that any liens or encumbrances on the properties which she has created or which arise during her lifetime or as of her death will be paid by her estate. Upon the death of Katharine Bush Edwards any and all of the remaining unsold properties herein described will be solely owned by Thomas W. Edwards, Jr., his heirs and assigns forever absolutely and in fee simple title free and clear of all liens and encumbrances including those created at and after the death of Katharine Bush Edwards. The subject properties are described as follows: (26)500-92-8-1

ALL that piece, parcel or lot of land in the City of Greenville, Greenville County, State of South Carolina in a subdivision known as Alta Vista, and being more fully described according to a plat of the aforementioned subdivision by Dalton and Neves, recorded in Plat Book G at page 20 in the R.M.C. Office for Greenville County as follows:

BEGINNING at an iron pin on the southwest corner of the intersection of McIver and Belmont Streets, running thence S. 4-15 W. 102' thence N. 84-35 W. 164.75', thence N. 4-15 E. 102' to a point on the south side of McIver Street; thence S. 84-35 E. 164.75' to the beginning corner; the above described lot being lot #7 and a portion of Lot #8.

The foregoing real estate being a portion of the property conveyed to Katharine Bush Edwards September 11, 1959 by deed of the South Carolina National Bank of Charleston recorded at pages 211 and 212 and deed of

(continued on back)

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns forever. And the grantor(s) do(es) hereby bind the grantor(s) and the grantee(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 15th day of January, 1981

SIGNED, sealed and delivered in the presence of

C. County Signer J.
Joe W. Wyman

Katharine Bush Edwards (SEAL)
Katharine Bush Edwards (SEAL)

(SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor(s)' and deed, deliver the within written deed and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 15th day of January 1981
Arthur J. Gracie (SEAL)
Notary Public for South Carolina

My commission expires 10-07-90

STATE OF SOUTH CAROLINA
COUNTY OF

~~KNOWING AND UNDERSTANDING~~ DOWER NOT NECESSARY
GRANTOR A WOMAN

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this
____ day of _____ 19____

Notary Public for South Carolina (SEAL)

My commission expires _____

RECORDED this _____ day of _____ 19____ at _____ M. S.

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