

State of South Carolina,

Greenville County

Know all Men by these presents, That I, Charles F. Waldron, of Greenville County

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OLLIE J. WORTH
R.M.C.

in the State aforesaid, in consideration of the sum of
Thirteen Thousand Two Hundred Fifty and no/100 ... (\$13,250.00) Dollars
to me paid by Thomas B. Phillips, Jr. and Janice B. Phillips

in the State aforesaid, 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 Thomas B. Phillips, Jr. and Janice B. Phillips, their heirs and assigns forever:

All that piece, parcel or lot of land with the buildings and improvements thereon, situate, lying and being on the East side of Westview Avenue in that area recently annexed to the City of Greenville, in Greenville County, South Carolina, and being shown as Lot No. 14 and the northern portion of Lot No. 15 in Section A on plat of Parkvale, made by Dalton & Neves, June 1940, recorded in the R. M. C. Office for Greenville County in Plat Book K, Page 52, and being shown as Lot B on recent survey made by J. Mac Richardson, Surveyor, February, 1948, and having, according to said plats the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of Westview Avenue in the front line of Lot 15, said pin being 340 feet in a northwesterly direction from the northwest corner of the intersection of Westview Avenue and Bennett Street, and running thence with the East side of Westview Avenue, N. 4-00 E. 50 feet to iron pin; thence continuing with Westview Avenue N. 12-00 E. 70 feet to iron pin; thence with line of Lot 13, S. 89-0 E. 163.2 feet to iron pin; thence S. 12-00 W. 114.8 feet to iron pin in the rear line of Lot 15; thence through Lot 15, S. 80-53 feet to iron pin on the East side of Westview Avenue, the beginning corner; being the same conveyed to the grantor by Greenville Builders, Inc. by deed dated July 6, 1948 and recorded in the R. M. C. Office for Greenville County in Deed Volume 353, Page 124. By deed dated November 12, 1948, recorded in Volume 365, Page 12, the grantor herein conveyed an undivided one-half interest in said property to his wife, Mildred L. Waldron; and the said Mildred L. Waldron died in 1955, leaving of force her last will and testament, on file in the office of the Probate Judge for Greenville County, S. C. in Apartment 642, File 15, wherein she devised all her property, including her interest in the above to the grantor herein.

This conveyance is subject to restrictions and protective covenants recorded in the R. M. C. Office for Greenville County in Deed Volume 227, Page 173.

The above described property is shown on the tax maps in the office of the County Auditor at Sheet 179, Block 3, Lots 12 & 17. The grantees are to pay 1960 taxes, which have been prorated as of this date.

179-3-12 & 17

