

FILED
GREENVILLE CO. S. C.

BOOK 836 PAGE 57

State of South Carolina,

County of GREENVILLE

JUL 8 8 34 AM 1959

OLLIE HAYNSWORTH
R.M.C.



KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC.

a corporation chartered under the laws of the State of Delaware
and having ~~its principal~~ a place of business at Greenville

in the State of South Carolina for and in consideration of the
sum of Two Thousand Five Hundred and No/100ths (\$2,500.00)-----

----- dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto JOE E. HAWKINS ENTERPRISES, INC.:

✓ All those pieces, parcels or lots of land situate, lying and being on the Northeastern side of Monaview Street in the County of Greenville, State of South Carolina, being known and designated as Lots Nos. 66 and 67 as shown on a plat entitled "Monaghan Subdivision, Section Two", prepared by Piedmont Engineering Service, Greenville, S. C., May 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book GG at page 151, and having in the aggregate according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Northeastern side of Monaview Street at the joint front corner of Lots Nos. 65 and 66 and running thence with the line of Lot No. 65 N. 38-30 E. 160 feet to an iron pin; thence with the rear lines of Lots Nos. 88 and 87 S. 51-30 E. 150 feet to an iron pin at the joint rear corner of Lots Nos. 67 and 68; thence with the line of Lot No. 68 S. 38-30 W. 160 feet to an iron pin on the Northeastern side of Monaview Street; thence with the Northeastern side of Monaview Street N. 51-30 W. 150 feet to the point of beginning.

This conveyance is made subject to restrictive covenants applicable to Monaghan Subdivision, Section Two, recorded in the R.M.C. Office for Greenville County, in Deed Book 581 at page 309, and to easements and right-of-ways for drainage in creek and for sanitary sewer shown on the plat of "Monaghan Subdivision, Section Two" referred to above.

This conveyance is also made subject to an easement for the construction, maintenance and operation of a power distribution line given by J. P. Stevens & Co., Inc. to Duke Power Company, dated September 9, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 584 at page 137.

- 235 -
143-1-20 & 21