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STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

RELEASE OF MORTGAGE

GREENVILLE S.C.  
MAY 3 06 PM '84  
JOURNAL OF THE REGISTER  
R.M.C.

FOR VALUE RECEIVED, the undersigned College Properties, Inc., the owner and holder of that certain mortgage from The Smith Companies dated April 30, 1984, and recorded April 30, 1984, in the RMC Office for Greenville County in Mortgage Book 1660 at Page 95, in the original sum of Seven Hundred Seven Thousand and no/100 (\$707,00.00) Dollars, hereby releases, relinquishes and forever discharges from the lien of said mortgage the property hereinbelow described, retaining the lien of said mortgage over the property not heretofore released.

ALL that piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 19 of a subdivision known as Stone Glen as shown on plat thereof being recorded in the RMC Office for Greenville County in Plat Book 9-W at Page 46 together with easements as referred to herein and having, according to a more recent survey prepared for J. Frank Black and Mary M. Black, by Arbor Engineering dated April 29, 1984, being recorded in the RMC Office for Greenville County in Plat Book 10-N at Page 53, the following metes and bounds, to-wit: BEGINNING at an iron pin on the southern side of Tilbury Way, joint front corner of Lots 18 and 19, which point is approximately 1,000 feet from the intersection of Tilbury Way and Rutherford Road and running thence with joint line of Lots 18 and 19 S. 18-30 W. 123.34 feet to an iron pin; thence S. 70-23 E. 47.91 feet to an iron pin at the corner of Lot 20; thence with the line of Lot 20 N. 18-33 E. 124.11 feet to an iron pin on the southern side of Tilbury Way; thence with Tilbury Way N. 71-18 W. 48.02 feet to an iron pin at the point of beginning.

GRANTEES, their heirs and assigns forever, are further granted an exclusive easement appurtenant over that adjoining portion of Lot No. 20 (the southwestern portion of the lot) which is enclosed by a fence as is more fully shown on the above mentioned plat. The fenced area is approximately 8 feet wide and approximately 79 feet long. The Grantee shall have the exclusive use of said fenced in area in accordance with the Declaration of Covenants, Conditions, and Restrictions for Stone Glen Subdivision. Said easement shall be perpetual and shall be a covenant running with the land. GRANTOR reserves an easement over the southwestern part of Lot No. 19 which easement lies west of the dwelling on Lot 19 and runs parallel with the western property line of Lot 19 as follows: the easement area begins at the southwestern corner of Lot 19 and extends in a northerly direction approximately 69 feet. The width of the easement is approximately 6 feet and runs from the property line to the edge of the residence and extends from the edge of the residence a distance of approximately 69 feet to the back line. Grantor intends to convey an exclusive appurtenant easement over said area to the purchaser of Lot 18 for said purchaser's exclusive benefit.

The parties hereto understand and agree that at such time as residences are erected on Lots 18 and 20, that an as-built survey of the properties will be built and if the easement areas affecting Lots 18, 19 and 20 vary from the easements described herein, that the parties shall execute a mutual easement agreement more clearly defining the property involved. However, Grantor warrants to Grantees that the easement area hereby granted to the Grantees shall not be less than that described in the within deed.

IN WITNESS WHEREOF, said College Properties, Inc., by its duly authorized officer, has hereunto executed this RELEASE OF MORTGAGE this 4<sup>th</sup> day of May, 1984.

IN THE PRESENCE OF:

COLLEGE PROPERTIES, INC.

*Timmy B. Blanton*  
*Elizabeth Longmeyer*

BY: *Ray Sullivan*

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