

THE STATE OF SOUTH CAROLINA,
County of Greenville.

KNOW ALL MEN BY THESE PRESENTS, That I, Ernest E. Watkins,

in the State aforesaid,
in consideration of the sum of
Ten (\$10.00) Dollars and other valuable consideration, ~~X DOLLARS~~

to me in hand paid
at and before the sealing of these presents by
J. G. Philpot,

(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

J. G. Philpot, his heirs and assigns:-

All that certain piece, parcel or tract of land situate, lying and being in Paris Mountain Township, Greenville County, State of South Carolina, containing 95 1/2 acres, more or less, as shown on plat prepared by W. A. Hester, Engineer, October 31, 1938, and having, according to said plat, the following metes and bounds, to-wit:-

Beginning in the center of a road (sometimes called Watkins Road), corner of Mildred Watkins land, and running thence with the center of said road S. 29 E. 22.20 chs. to an iron pin in center of said road; thence N. 89-3/4 W. 19.12 chs. to the bank of a branch; thence in a southerly direction with the meanders of said branch, 16.72 chs. to an iron pin on the eastern side of said branch; thence N. 65 E. 7.88 chs. to an iron pin; thence S. 48 E. 9.88 chs. to an iron pin and stone; thence N. 73-3/4 E. 22.50 chs. to a willow on the bank of Reedy River; thence in a northerly direction, the river the line, N. 7 W. 8.50 chs. to an iron pin on the western bank of said river; thence N. 89-3/4 W. 1 ch. to an iron pin; thence N. 22 W. 4 chs. to a stake; thence N. 38 E. 1.50 chs. to an iron pin on the western bank of said river; thence in a northwesterly direction with the meanders of said river 17.25 chs. to an iron pin; joint corner with land of Mildred Watkins; thence with the line of said land, N. 89 W. 25.00 chs. to the beginning corner.

As a part of the consideration for this conveyance the grantee assumes and agrees to pay that certain mortgage executed by Ernest E. Watkins to The First Carolinas Joint Stock Land Bank, recorded in the R. M. C. Office for Greenville County, S. C., in Mortgage Book 143, at page 298, on which there is a balance due of Three Thousand Three Hundred Eighteen & 70/100 (\$3,318.70) Dollars as of June 1, 1938.

49 ac + 50 ac
Adj on South
#3 FF/276