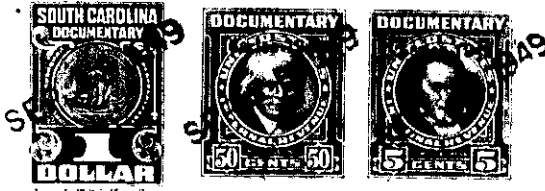


State of South Carolina,

SEP 23 5 11 PM '49

COUNTY OF GREENVILLE



KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC., a corporation chartered under the laws of the State of South Carolina, and having its principal place of business at Greenville, in the State of South Carolina for and in consideration of the sum of One Hundred Seventy-Five & No/100 (\$175.00) - - - - - dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantor(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 Dorothy L. Fowler, her heirs and assigns forever:-

All that certain piece, parcel or lot of land, situate, lying and being near the City of Greer, in the County of Greenville, State of South Carolina, on the Northern side of Maryland Avenue in a sub-division known as Development No. 2, Victor Monaghan Co., Division of J. P. Stevens & Co., Inc., and being described according to a plat of the aforementioned sub-division prepared by Dalton & Neves, Engineers, dated April, 1947, and recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "P" at Page 119. The property herein conveyed has, according to said plat, the following metes and bounds, courses and distances, to-wit, and is Lot No. 57 of the aforementioned subdivision:

BEGINNING at a point on the Northern side of Maryland Avenue at the joint front corner of Lots Nos. 56 and 57 and running thence along the common line of said Lots N. 35-21 E. 170 feet to a point on the Southern side of a ten foot alley; thence along the Southern side of said alley N. 54-39 W. 100 feet to a point, the joint rear corner of Lots Nos. 57 and 58; thence along the common line of said last mentioned lots S. 35-21 W. 170 feet to a point on the Northern side of Maryland Avenue; thence along the Northern side of Maryland Avenue S. 54-39 E. 100 feet to the beginning corner.

The above described property is conveyed subject to the restrictive covenants applicable to Victor Monaghan Co., Development No. 2, recorded in the R. M. C. Office for Greenville County, S. C., in Deed Volume 310 at Page 417.

S-3-2-55