

NOV 16 11:49 AM 1959

State of South Carolina,

CLERK

Greenville County

Know all Men by these presents, That we, Edward G. Ballard and Lucy Watson Ballard, individually and as trustee for Suzanne A. Ballard and Lucy McIver Ballard

in the State aforesaid, in consideration of the sum of

Thirty-Six Thousand, Eight Hundred, Ninety and No/100 - - (\$36,890.00) - - Dollars

to us paid by Greenville Land Co., Inc.

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 Greenville Land Co., Inc., its successors and assigns forever:

All that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, Chick Springs Township, on the northern side of Lee Road, and the eastern side of Watson Road, near the City of Greenville, being the greater portion of Tract No. 1 as shown on a plat of the property of R. F. Watson made by W. J. Riddle, Surveyor, July, 1951, and recorded in the R. M. C. office for Greenville County in Plat Book BB, at page 9, and having, according to a plat entitled "Property of Greenville Land Company" prepared by J. Mac Richardson, R. L. S., October 14, 1959, the following metes and bounds, to-wit:

BEGINNING at a point in the center of an unnamed county road at the corner of Tract No. 2 as shown on the Watson plat hereinabove mentioned, and running thence along the line of Tract No. 2, S. 4-57 W. 300 feet to a point; thence continuing along the line of Tract No. 2, S. 11-57 W. 925 feet, more or less, to a point on the rear line of Lot No. 46 as shown on a plat of a portion of Orchard Acres, Section 2, recorded in the R. M. C. office for Greenville County in Plat Book BB, page 74; thence along the rear lines of Lots Nos. 46, 47, and 48, S. 85-48 W. 224 feet, more or less, to an iron pin; thence continuing along the rear line of Lot No. 48, S. 23-03 W. 55 feet to an iron pin at the joint rear corner of Lots Nos. 48 and 49; thence along the rear line of Lot No. 49, S. 80-41 W. 152 feet to an iron pin on the eastern edge of an unnamed street; thence crossing said unnamed street, N. 72-40 W. 54.4 feet to an iron pin at a rear corner of Lot No. 80; thence along the rear lines of Lots Nos. 80 and 81, S. 78-55 W. 200 feet to an iron pin at a rear corner of Lot No. 83 as shown on a plat of a portion of Orchard Acres, Section 2, recorded in the R. M. C. office for Greenville County in Plat Book BB, at page 103; thence along the rear lines of Lots Nos. 83 through 87, inclusive, N. 9-19 W. 440 feet to an iron pin; thence continuing along the rear line of Lot No. 87, N. 72-45 W. 67 feet to an iron pin at the joint rear corner of Lots Nos. 87 and 88; thence along the rear line of Lot No. 88, N. 9-19 W. 165 feet to an iron pin on the southern edge of a dedicated street shown as Ridge Spring Road; thence crossing Ridge Spring Road, N. 1-35 E. 51.2 feet to an iron pin at a rear corner of Lot No. 92 as shown on the plat recorded in Plat Book BB, page 103; thence along the rear line of Lot No. 92, N. 9-58 W. 151.8 feet to an iron pin at the rear corner of Lot No. 93; thence along the rear line of Lot No. 93, N. 40-32 E. 70.3 feet to an iron pin; thence along the rear line of Lots Nos. 93, 94, and 95, N. 8-27 W. 285.4 feet to an iron pin at the rear corner of Lot No. 96; thence along the rear line of Lot No. 96, N. 11-10 E. 64.8 feet to an iron pin; thence continuing along the rear line of Lot No. 96, N. 73-52 W. 112 feet to an iron pin at the rear corner of Lot No. 97; thence along the rear line of Lot No. 97, and continuing, N. 5-30 E. 186.8 feet to a point in the center of the unnamed county road first above mentioned; thence along the center of said unnamed county road (which is called "Hartsville Street" on the plat recorded in Plat Book BB, page 103), S. 83-08 E. 726.1 feet to a point; thence continuing along the center of said unnamed county road, S. 84-43 E. 372 feet to the beginning corner, containing 26.35 acres, more or less, and being all the property conveyed to us by Richard F. Watson by his deed dated November 9, 1951, and recorded in the R. M. C. office for

731-3-5.1