THE STATE OF SOUTH CAROLINA, COUNTY OF GREENVILLE

FILED GREENVILLE CO. S. C. 12 65 bl. 111 OLLIE FARHSWORTH R.M.C

KN	OW ALL MEN BY THESE PRESENTS, That Fred Phillip Gibson
in the S	State aforesaid, in consideration of the sum of Sixteen Thousand Seven Hundred
	ifty and No/100 (\$163.750.00) Dollars
	in hand paid at and before the sealing of these presents
by A	nnie Ruth Stein
the re	ceipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these
present	s do grant, bargain, sell and release unto the said Annie Ruth Stein, her heirs ssigns, forever:

ALL those-lots of land with the buildings and improvements thereon, situate on the north side of Dumont Avenue and the west side of Sandra Street, near the City of Greenville, Greenville County, State of South Carolina, being shown as the greater portions of Lots 58 and 59 on plat of Rockvale, Section I, made by J. Mac Richardson, Surveyor, October 25, 1958, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book QQ, Page 108, and also shown as Lot 44 on an unrecorded plat of a revision of Lots 40 thru 43 and Lots 58 thru 61, Section I, Rockvale made by Campbell & Clarkson, Surveyors, Inc., dated September 9, 1970 and also shown on plat of property of Annie Ruth Stein made by Campbell & Clarkson Surveyors, Inc., dated June 22, 1971, recorded in Plat Book 97, in the R.M.C. Office for Greenville, S. C. and 4 Km , Page having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Sandra Street at the joint corner of Lots 57 and 58 and runs thence along the line of Lot 57 S. 88-02 W. 110 feet to an iron pin; thence along a new line through Lots 58 and 59 S. 1-58 E. 155 feet to an iron pin on the north side of Dumont Avenue; thence along Dumont Avenue N. 88-02 E. 100 feet to an iron pin at the intersection of Dumont Avenue and Sandra Street; thence with the curve of said avenue and street (the chord being N. 43-02 E. 14.1 feet) to an iron pin on the west side of Sandra Street; thence along Sandra Street N. 1-58 W. 145 feet to the beginning corner.

This being the same property conveyed to the Grantor by deed of R. M. Page, dated January 21, 1971, recorded in the R.M.C. Office for Greenville, S. C. in Deed Book 907, Page 57.

There is reserved a 5 foot easement for utilities along the west side of this lot.

This Conveyance is SUBJECT to all restrictions, set back lines, roadways, easements, rights of way, if any, affecting the above described property.

The Grantee is to pay 1971 taxes.











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