

NOW, Therefore, Know all men by these Presents, that I, FRANK P. McGOWAN, JR., as Master, in and for the County of Greenville, aforesaid, in consideration of the sum of

Eight Thousand and no/100-----(\$8,000.00) Dollars,

to me paid by the said Melvin K. Younts, Sr.

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 Melvin K. Younts, Sr.:

ALL that certain piece, parcel or lot of land situated in the Town of Mauldin, County of Greenville, State of South Carolina: consisting of two separate parcels containing 2.30 acres and 1.35 acres and being designated as Tract "A" and Tract "B" respectively on a survey for First Southern Investment Co., Inc. dated August 26, 1972, prepared by Carolina Surveying Co. and being separately described, according to said plat as follows:

TRACT "A": BEGINNING for a point of reference, at a nail and cap in the center of the intersection of Butler Drive and Hyde Circle and running thence along the center of Hyde Circle, N. 31-55 W. 378 feet to a nail and cap; thence still with the center of Hyde Circle, N. 33-41 W., 260 feet to a nail and cap; thence the center of Hyde Circle, N. 33-41 W., 260 feet to a nail and cap; thence continuing with said Hyde Circle, N. 30-10 W., 150.8 feet to a nail and cap; thence still along Hyde Circle, N. 28-09 W. 50 feet to a nail and cap; thence N. 58-59 E. 19.8 feet to an iron pin on the northeasterly edge of Hyde Circle, said iron pin being the point of beginning (P.O.B.) thence leaving said P.O.B. and running along the northeasterly edge of Hyde Circle, N. 28-09 W., 200 feet to an iron pin on the line of property of the Town of Mauldin: thence along said Town of Mauldin property, N. 59-50 E., 500.7 feet to an iron pin; thence along the line of property of Walter E. Rumminger, S. 31-26 E. 196.8 feet to an iron pin on the northwesterly edge of Moore Drive; thence along the edge of the right of way of Moore Drive, S. 58-59 W., 512.1 feet to an iron pin, being the point of beginning.

TRACT "B": BEGINNING, for a point of reference, at a nail and cap in the center of the intersection of Butler Drive and Hyde Circle, and running thence along the center of Hyde Circle, N. 31-55 W., 378 feet to a nail and cap; thence still with the center of Hyde Circle, N. 33-41 W., 260 feet to a nail and cap; thence still with said Hyde Circle N. 30-10 W., 150.8 feet to a nail and cap in the center of said Hyde Circle; thence N. 58-59 E., 19.8 feet to an iron pin on the northeasterly side of Hyde Circle; thence along the southeasterly side of Moore Drive, N. 58-59 E., 250 feet to an iron pin, being the point of beginning (P.O.B.): thence leaving said P.O.B. and running along the southeasterly side of Moore Drive, N. 58-59 E., 265 feet to an iron pin on the line of property of Walter E. Rumminger; thence along said Rumminger line, S. 31-26 E., 208.8 feet to an iron pin on the line of property of Edwin A. Babb: thence along the line of Babb, S. 52-24 W., 125.6 feet to an iron pin; thence along the line of Lewis J. Brennan property, S. 61-38 W., 152.7 feet to an iron pin: thence along the line of Thomas L. Foster, N. 28-09 W., 216.3 feet to an iron pin, being the point of beginning, (P.O.B.).

ALSO, an easement for the use and maintenance of existing sewer lines which run generally from the northeasterly boundary lines of the above described tracts to the public trunk line in Butler Drive. The center lines of said existing sewer lines are described on the aforesaid plat as follows:

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