

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, as is more fully shown on a plat entitled "Court Square Horizontal Property Regime", prepared by Freeland & Associates, dated October 16, 1984, having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap on the eastern side of South Main Street at the corner of property now or formerly of Carpenter Brothers and running thence along the eastern side of South Main Street N. 17-16 E. 26.48 feet to a nail and cap; running thence along a line S. 72-30 E. 48.87 feet which is the center line of the building wall; running thence N. 17-20 E. 28.99 feet to an iron nail; running thence S. 72-12 E. 3.63 feet to an iron nail; running thence N. 16-55 E. 17.55 feet to an iron nail on the north face of a 17 inch wall; running thence along the north face of the 17 inch wall as a property line S. 72-30 E. 100.83 feet to a nail and cap on the western side of a 16 foot alley; running thence with the western side of the 16 foot alley S. 18-06 W. 46.50 feet to an iron pin; thence continuing with the western side of said 16 foot alley S. 17-30 W. 26.50 feet to an iron pin; running thence along the line of property now or formerly of Carpenter Brothers along the center of a 17 inch wall N. 72-30 W. 152.46 feet to the POINT OF BEGINNING.

The walls which are the common walls between Carpenter Brothers and the within described property and the wall on the northern side of the above described property and the wall along Unit No. 8 are all party walls for the benefit of the adjoining property owners.

The steps for Unit No. 8 shown on said plat are reserved in favor of Unit No. 8 for the use of said steps and for ingress and egress.

A portion of the bathrooms under the stairs for Unit No. 8 are located outside the boundaries of the above described property. Also, a portion of the steps leading to the basement area and a portion of the deck for Unit No. 1 are located outside the boundary of the property and within a portion of the 16 foot alley.

This conveyance is made subject to any restrictions, reservations, zoning ordinances or easements that may appear of record, on the recorded plat(s), or on the premises.

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