

STATE OF SOUTH CAROLINA,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS, That I. Charles C. West and I. Kathleen L. West, his wife,
As co-owners of the hereby conveyed property and premises

.....in the State aforesaid,
.....in consideration of the sum of
Ten, Dollars

to usin hand paid
at and before the sealing of these presents by
Charles C. West

(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
Charles C. West

A certain part or parcel of a tract of land in the Holmes Hill section of the Lake Lanier subdivision in the State and County aforesaid adjoining the lands and premises of the said Charles C. and Kathleen L. West and others and more fully described and bounded as follows, viz:-

Being that part of a tract comprised of three lots known as Nos. 45, 46 and 47 of the Holmes Hill section of the aforesaid Lake Lanier subdivision originally projected by the Tryon Development Company of Tryon, N. C.; said lots being designated upon a plat recorded in office of R. M. C. for Greenville County, S. C. and in Plat Book 1 at page 2 of the office of the Register of Deeds for Polk County, N. C.

The part or parcel of the aforesaid tract hereby conveyed being all of that part, parcel or portion of said tract situate and lying wholly within the State of South Carolina and County of Greenville by reason of the bearing and location of the South Carolina-North Carolina States line, and being of triangular shape and of 300 square feet more or less in area and bounded by the West and South property lines of said tract and by the said S. C. - N. C. States line and abutting upon a projected but yet uncleared and unusable roadway 16 feet in width.

The said tract of which a part or parcel is hereby conveyed being comprised of the said Lots Nos. 45 and 46 conveyed to N. B. Jackson by the Tryon Development Company by deed dated September 10th, 1926 and recorded in Book 53, page 209 Polk County (N. C.) Registry and thereafter conveyed by N. B. Jackson and wife, Ethel C. Jackson to Lawrence F. Brooks and wife, Helen G. Brooks and duly recorded and thereafter conveyed by the latter two persons to the said Charles C. West and wife, Kathleen L. West by deed dated July 10th, 1943; and duly recorded, AND of Lot No. 47 in the Holmes Hill section of the said subdivision conveyed to N. B. Jackson by the Lake Lanier Company by deed dated May 17th, 1928 recorded in Book 122 Page 219, Office of R. M. C. for Greenville County, South Carolina and in Book 56, page 414 in the office of Register of Deeds for Polk County, North Carolina; and later conveyed by N. B. Jackson and wife, Ethel C. Jackson to Lawrence F. Brooks and wife, Helen G. Brooks by deed dated March 25th, 1938 and thereafter conveyed by the latter two persons to the said Charles C. West and wife, Kathleen L. West by deed dated July 10th, 1943, recorded in the office of Register of Deeds for Polk County, North Carolina.

TOGETHER with all and singular Privileges, Rights, Members, Hereditaments, Easements and Appurtenances to the property hereby conveyed and/or the Lots Nos. 45, 46 and 47 belonging or in anywise incident or appertaining; among said Privileges, Rights, Members, Hereditaments, Easements and Appurtenances there being specifically:-

All and singular the lake and waterfront privileges and rights as described in the aforesaid deeds of the Tryon Development Company and/or the Lake Lanier Company to N. B. Jackson and thereafter conveyed to his assigns and succeeding assigns in the hereinbefore mentioned deeds, AND

The easement to an allocated waterfront plot of 60 feet more or less lake frontage beginning 250 feet, more or less in a southerly direction along the lake drive, above the dam site and opposite Lots Nos. 60 and 61 on the hereinbefore mentioned plats of the Tryon Development Company and having thereupon a boat-house used by the said N. B. Jackson and succeeding owners of Lots No. 45, 46 and 47 whose sole right and interest in said waterfront plot and said boat-house has been conveyed by the hereinbefore mentioned deeds, AND

The continued easement and right to use and travel a driveway through and over Lot No. 88 of the hereinbefore mentioned plat of the Tryon Development Company without restraint or hindrance by the successors of the said Tryon Development Company and/or the said Lake Lanier Company or their assigns as may obtain and appertain to said Lots Nos. 45, 46 and 47 under the laws of the State of South Carolina by reason of said driveway having been in constant and continuous use by said N. B. Jackson, the succeeding owners of said Lots 45, 46 and 47, delivery trucks, vehicles of public utilities and others of the general public for the past fifteen or more years without any restraint, hindrance or protest being evidenced or recorded by any person or persons; there being no other usable driveway from said premises to a travelled and improved mail route maintained by the County of Greenville and or State of South Carolina. This deed is subject to the restrictions (OVER)