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GREENVILLE CO. S. C.

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THE STATE OF SOUTH CAROLINA,
COUNTY OF Greenville.

OLLIE FARNSWORTH,
R. M. C.

For True Consideration See Affidavit
Book 17 Page 38



KNOW ALL MEN BY THESE PRESENTS. That I, W. D. Ashmore,

in the State aforesaid, in consideration of the sum of Ten and No/100 (\$10.00) Dollars,
and other valuable considerations
to me in hand paid at and before the sealing of these presents
by Albert L. Nivens.

(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 Albert L. Nivens, his heirs and assigns forever:

all that piece, parcel or lot of land in Fairview Township, Greenville

County, State of South Carolina, containing approximately 23.5 acres, as shown on a plat thereof designated as Property of A. L. Nivens, near Simpsonville, S. C., made by C. C. Jones, Civil Engineer, October 18, 1954, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book GG, at page 89, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of the new Georgia Road and running thence S. 82-40 W. 273 feet to a stone; thence S. 12-05 E. 37 feet to the center of the Georgia Road; thence S. 12-05 E. 77.4 feet to an iron pin; thence S. 84-20 W. 350 feet to a point in the center of the Georgia Road; thence S. 84-20 W. 32 feet to a point on the Northern edge of the said road; thence S. 20-18 W. 9.2 feet to a point in the center of the said road; thence S. 20-18 W. 168.6 feet to an iron pin; thence S. 23-09 W. 167.6 feet to an iron pin; thence S. 88-33 W. 121.4 feet to an iron pin; thence S. 0-27 E. 201.6 feet to an iron pin on the Northeastern bank of the Reedy River; thence S. 0-27 E. 40 feet, more or less, to the center of the said river; thence along the river as the line, following the meanderings thereof, the following courses and distances: N. 85-10 E. 365 feet; thence S. 36-30 E. 155 feet; thence S. 1-00 E. 460 feet; thence S. 59-00 E. 210 feet; thence S. 5-30 E. 195 feet; thence S. 19-00 E. 420 feet; thence N. 21-42 E. 70 feet, more or less, to an iron pin located near an iron wood tree on the Northeastern bank of the said river; thence N. 21-42 E. 708 feet to an iron pin on a branch; thence, branch as the line, the following traverse courses and distances: N. 37-10 W. 78 feet; thence N. 29-23 E. 119 feet to an iron pin on the Western bank of said branch; thence leaving said branch, N. 40-07 W. 92.3 feet to an iron pin in the center of a gully; thence with the center of the gully as the property line, the following traverse courses and distances: N. 59-42 W. 76.3 feet; thence N. 13-09 W. 153 feet; thence N. 3-09 W. 173 feet; thence N. 18-06 E. 55 feet to an iron pin at the beginning of the gully; thence N. 7-28 W. 647.9 feet to an iron pin on the Southern side of the Georgia Road; thence N. 7-28 W. 37 feet to the center of the road, the point of beginning.

BEING a part of the same property conveyed to me by E. L. Chiles and H. W. Chiles, Executors of the Estate of Thomas Chiles, by deed dated November 29, 1937, and recorded in the R. M. C. Office for Greenville County, S. C., in Deed Vol. 200, at page 447.

Grantee to pay the 1954 taxes on the above described property.