

STATE OF SOUTH CAROLINA,
County of GREENVILLE

FILED
AUG 3 1956
MRS. OLLIE FARRISWORTH
R. M.

558 389

KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC.

a corporation chartered under the laws of the State of Delaware owning property and having a
Greenville in the State of South Carolina and having its principal place of business at
sum of Twelve Hundred Eleven and 25/100 (\$1211.25) for and in consideration of the
dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto WILLIAM A. VAUGHN:

All that piece, parcel or lot of land situate, lying and being on the North-western side of Marion Road near Monaghan Mills in the County of Greenville, State of South Carolina, and known and designated as Lot 48 as shown on a plat entitled "Monaghan Subdivision, Greenville, S. C." made by Piedmont Engineering Service, Greenville, S. C., August 9, 1954, and recorded in the R. M. C. Office for Greenville County in Plat Book GG, at pages 86 and 87, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Northwestern side of Marion Road at the joint front corner of Lots 48 and 49 and running thence with the common line of said two lots, N. 48-04 W. 140.3 feet to an iron pin in the rear line of Lot 58; thence with the rear line of Lot 58, N. 54-50 E. 45.9 feet to an iron pin, N. 76-32 E. 36.3 feet to an iron pin at the corner of Lot 59; thence with the common line of Lots 58 and 59, S. 48-04 E. 110 feet to an iron pin on the Northwestern side of Marion Road; thence with the North-western side of Marion Road, S. 41-56 W. 75 feet to an iron pin, the point of beginning.

This conveyance is made subject to restrictive covenants applicable to Monaghan Subdivision recorded in the R. M. C. Office for Greenville County in Deed Book 509, at page 443, and to an easement for utilities service dated October 11, 1954, given by J. P. Stevens & Co., Inc., to Duke Power Company and recorded in the R. M. C. Office for Greenville County in Deed Book 510 at page 317. This conveyance is also made subject to an easement for telephone lines running generally along Marion Road and traversing the lots fronting thereon.



Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantee(s) hereinabove named, his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers,

on this the Thirtieth day of May in the year of our Lord one thousand, nine hundred and fifty-six and in the one hundred and eightieth year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of:

C. W. Weisel
Alice Neighbors

J. P. STEVENS & CO., INC. (L. S.)

By Brown Mahon Vice President
and Ernest Folger, Jr. Asst. Secretary

STATE OF SOUTH CAROLINA,
County of GREENVILLE

PERSONALLY appeared before me C. W. Weisel and made oath that he saw Brown Mahon as Vice President and Ernest Folger, Jr. as Asst. Secretary of J. P. Stevens & Co., Inc. a corporation chartered under the laws of the State of Delaware sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with Alice Neighbors, witnessed the execution thereof.

SWORN to before me this 30th day of May A. D., 1956
Marie Annan Coopers (L. S.)
Notary Public for South Carolina

C. W. Weisel

Recorded August 3rd. 1956 at 9:00 A. M. #19751

144-1-31