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KNOW ALL MEN BY THESE PRESENTS, that

BOBBY G. NIXON and JUANITA G. NIXON

the receipt of which is hereby acknowledged, have granted, betraired, sold, and released and by these presents do grant, bergata, sell and release units.

DAVID FRANCIS KLINE and IDELLA P. KLINE, their heirs and assigns, forever:

ALL those pieces, parcels or tracts of land, situate, lying and being on the Northern and Eastern sides of the Styles Road in O'Neal Township, Greenville County, South Carolina being shown as Lot No. 1 and part of Lot No. 2 containing 3.41 acres, more or less, on a plat of the property of David F. Kline and Idella P. Kline made by R. B. Bruce, Registered Surveyor for Carolina Surveying Company and recorded in the PMC Office for Greenville County, South Carolina in Plat Book L. L. at Page H. with the following described metes and bounds, with particular reference to aforesaid recorded plat.

BEGINNING at an iron pin in the center of Styles Road and proceeding in a Northerly direction parallel to above described property N 26-34 E 86 feet to an iron pin; thence continue running N 23-49 E 238 feet to apoint; thence proceeding N 22-25 E 272.1 feet to a point; thence continuing N 9-57 W 75 feet to a pin; thence following said pin N 47-35 W 123.7 feet to an iron pin; thence N 55-25 W 146.3 feet to a corner of Lot No. 1; thence proceeding from corner of Lot No. 1 S 6-10 W 422 feet to a pin near a creek; thence running along said creek S 35-00 W 110 feet; thence further following said line S 29-00 W 132 feet; thence running away from the creek S 0-01 E 78.8 feet to an Iron pin; thence proceeding from said pin S 62-31 E 179 feet to the beginning point.

THIS property was conveyed to the grantors herein by deed dated February 21, 1973 by Roy H. Pridmore and Julia J. Pridmore and recorded in the RMC Office for Greenville County on February 23, 1973 in Deeds Vol. 968 at Page 169.

THIS conveyance is made subject to any restrictions, rights-of-way, or easements that may appear of record on the recorded plat(s) or on the premises.

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