

TRACT D

ALL that piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, on the south side of Interstate Highway 85, and on the east side of Brushy Creek Road, containing 22.11 acres, more or less, and having the following metes and bounds, courses and distances, according to a plat of property of R. Wendell Phillips et al dated June 29, 1972, by Enwright & Associates, and revised August 30, 1972, by Tri-State Surveyors, recorded in the Office of the R.M.C. for Greenville County in Plat Book 4S, Page 29, to-wit:

BEGINNING at an iron pin on the northeast side of the right of way of Brushy Creek Road and running thence N. 48-54 E. 232.9 feet to an iron pin on the south side of the right of way of Interstate Highway 85; thence along the south side of the right of way of Interstate Highway 85, N. 66-14 E. 1665.4 feet to a point on the water right line of Enoree River; thence turning and running along the water right line of Enoree River the following courses and distances: S15-15 W. 224.2 feet to an iron pin; thence S. 39-55 W. 107 feet to an iron pin; thence S. 10-15 E. 215 feet to a stone corner of property of Roy Wendell Phillips; thence along the line of property of Roy Wendell Phillips the following courses and distances: N. 85-38 W. 82.2 feet to an iron pin; S. 54-00 W. 476 feet to a stone; S. 22-57 W. 431.2 feet to a stone; S. 37-58 W. 344.8 feet to a point in the center of Brushy Creek Road; thence up the center of Brushy Creek Road, N. 52-32 W. 244.4 feet to an iron pin in the center of said road; thence N. 47-27 E. 31.9 feet to an iron pin on the northeast side of the right of way of Brushy Creek Road; thence along the northeast side of the right of way of Brushy Creek Road, N. 52-33 W. 602 feet to an iron pin; thence continuing along the northeast side of the right of way of Brushy Creek Road, N. 51-18 W. 148.6 feet to the beginning corner.

Also, a right of way 66 feet in width extending from a county road across other property of the R. W. Phillips shown on the above-described plat which was acquired by him from Annie V. Phillips by two deeds recorded in the office of the R.M.C. for Greenville County in Deed Books 992, page 417, and 552, page 53, which said remaining property of R. W. Phillips is shown on the County Block Book at Sheet 530.5-1-16 and 17, extending from a county road where it adjoins said 66 foot right of way running across the property of Antho F. Phillips to the property line of property of Hattie Lee Ward and W. B. Ward shown on the aforesaid plat.

Also all the right, title and interest to the grantor in and to all the land lying between the above-described 22.11 acre tract and Enoree River.

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The consideration for this deed is assumption by Grantee of mortgage in the original principal amount of \$38,722.26 given by Grantor to R.W. (Roy Wendell) Phillips, dated Sept. 1, 1972, and recorded Sept. 6, 1972 in the R.M.C. Office for Greenville County, S.C. in Mortgage Book 1248, at Page 73, and having a present principal balance of \$29,041.66, and assumption by Grantee of mortgage in the original principal amount of \$38,722.26 given by Grantor to Annie V. Phillips, dated Sept. 1, 1972, and recorded Sept. 6, 1972 in the R.M.C. Office for Greenville County, S.C. in Mortgage Book 1248, at Page 77, and having a present principal balance of \$29,041.66, and assumption by Grantee of mortgage in the original principal amount of \$750,000 given by Grantor to First Piedmont Mortgage Company, Inc., dated Oct. 31, 1972, and recorded Nov. 1, 1972 in the R.M.C. Office for Greenville County, S.C., in Mortgage Book 1255, at Page 353, and having a present principal balance of \$670,317.47. Grantee agrees to assume and pay one-half (1/2) of the outstanding balance of each of such mortgages.