

BEGINNING at an iron pin, joint corner of Lot Nos. 2 and 3, as shown on the Ethel B. Farmer plat, and runs thence with the common line of the said two lots, N. 15-35 W. 515 feet to an old iron pin, joint corner of the said two lots and of the Arthur Harbin Estate Tract and the Piedmont Motor Lines tract; thence with the common line of the Piedmont Motor Lines Tract and of this tract, S. 46-26 W. 386 feet to an iron pin on the said line and joint corner of Lots Nos. 3 & 4; thence with the common line of Lot Nos. 3 & 4, S. 15-35 E. 374.5 feet to an iron pin; the joint corner of Lot Nos. 3 & 4, and on the line of tract No. 3, as shown on the T. J. Farmer Estate Plat; thence with the common line with the said tract No. 3, on the T. J. Farmer Estate Plat, N. 67-33 E. 345 feet to the beginning corner, and containing three and fifty one-hundredth (3.50) acres, more or less.

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ALSO: AN undivided one-half (½) right title and interest in and to in and that means of ingress and egress, which is a 25 foot driveway running along the South line of Tract No. 2 from Community Road that serves the Farmer Community into and through Tract No. 3; this agreement is to go with said Lots Nos. 2 & 3.

This being the same property conveyed to William J. Rothfuss and Richard C. Rothfuss, by deed of Ruth F. Farmer, and Calvin Farmer recorded in the RMC Office for Greenville County, S. C., in Deed 986 at page 217 recorded on Oct. 16, 1973 .

ALSO, AN UNDIVIDED ONE-HALF (½) right title and interest in and to ALL that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, Chick Spring Township, about three miles Southwest of Greer, South Carolina, and about one mile South of Pleasant Grove Baptist Church, lying on the East side of the new location of Highway No. 14, shown as Lot No. 4, on a plat of property of Ethel B. Farmer, made by H. S. Brockman Registered Surveyor February 6, 1969, the said plat showing the subdivision, of Tracts Nos. 1 and 2, of the T. J. Farmer Estate Plat, and having been made by H. S. Brockman, June 4, 1938, and having, according to the first mentioned plat the following metes and bounds, to-wit:

BEGINNING at an iron pin, joint corner of Lots No. 3 & 4, and runs thence with the common line of the said two lots, N. 15-35 W. 374.5 feet to an iron pin on the line of Property of the Piedmont Motor Liens; thence with the common line of the said Motor Lines and of this Lot, S. 46-26 W. 698.5 feet to an old iron pin on the West side of the said New location of Highway No. 14 (Old nail back on line in center of Highway 36 feet; an iron pin back on line on East side of Highway 75); thence S. 32-30 E. 109 feet to a nail near the center of said Highway; thence N. 67-33 E. 37 feet to an iron pin on the East bank of road; thence continuing with the same course for a total distance of 619 ft. (which line is the line of property now or formerly of Venture Ride Mft., Inc.) to the beginning corner, and containing three and fifty one-hundredths (3.50), acres, more or less.

Reference is hereby made to the Probate Court for Greenville County, S. C., Apt. 1454 File 27, of the estate of Richard Campbell Rothfuss.

This being the same property conveyed to William J. Rothfuss and Richard C. Rothfuss, by deed of Ruth F. Farmer, and Calvin Farmer recorded in the RMC Office for Greenville County, S. C., in Deed 986 at page 217 recorded on Oct. 16, 1973

This conveyance is made subject to any and all restrictions, zoning ordinances, easements that may appear of record on the recorded plat (s) or on the premises.

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