All this certain piece, parcel or lot of land lying and being situated in the State and County aforesaid, Dunklin Township, about two miles South of Fork Shoals on the branch waters of the Reedy River, bounded by lands of Jim Drummond, A.J. Hunt Estate and J.C. Snipes. Being that same tract of land conveyed to me by J.J. McSwain by his deed bearing date of Jany. 10th, 1908, recorded in R.M.C. Office Greenville County in Vol. "WWW", at Page 203, and being known as tract No. 7 of the J.W. Sullivan land, and containing fifty-nine and one-third (59-1/3) acres, more or less, according to a plat and survey made by Jas. P. Willis in April 1901. For a more full description as to metes and distances references is hereby made to the above mentioned deed and plat.