

All that piece, parcel or lot of land situate, lying and being in the County of Greenville, in the City of Greenville, State of South Carolina, on the northwestern corner of the intersection of Howe Street and University Ridge (formerly Elkins Street-Bradshaw Street) and known and designated as Lot No. 6 on a plat of Property of B. E. Geer, plat of which is recorded on the RMC Office for Greenville County in Plat Book A, at page 535, and according to a more recent survey by R. W. Dalton, has the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwestern corner of the intersection of Howe Street and University Ridge, and running thence with the northern side of University Ridge, N. 78-53 W., 154 feet to an iron pin; running thence N. 10-19 E., 93 feet to an iron pin in the line of property now or formerly of Marchbanks; running thence S. 68-11 E., 163.7 feet to an iron pin on the western side of Howe Street; running thence with the western side of said street, S. 16-21 W., 63.5 feet to an iron pin; point of beginning.

This property is conveyed subject to easements, conditions, covenants, restrictions and rights of way which are a matter of record and actually existing on the ground effecting the subject property.

DERIVATION: Being the same property conveyed to Tyrone Dash, AKA Tyrone DeLong Dash, by deed of Childrens Co. Inc. recorded

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