

State of South Carolina,

COUNTY OF GREENVILLE

FEB 21 1948



KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC., a corporation chartered under the laws of the State of Delaware, and having its principal place of business at Greenville, in the State of South Carolina, for and in consideration of the sum of THREE HUNDRED & NO/100 (\$300.00) dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(x) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto :

WALTER E. FREEMAN, his Heirs and Assigns:

All those certain parcels or lots of land, situate, lying and being near the Town of Greer, in the County of Greenville, State of South Carolina, on the Southwestern side of Maryland Avenue, in a subdivision known as Development No. 2, Victor Monaghan Company, Division of J. P. Stevens & Co., Inc., Greer Plant, Greer, S. C., being known and designated as Lots Nos. 60 and 61 of said subdivision, being described according to a plat of the aforementioned subdivision, prepared by Dalton & Neves, Engineers, dated April, 1947, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "P" at page 119, and having, according to said plat, the following metes and bounds, courses and distances, to-wit:

BEGINNING at a point on the Southwestern side of Maryland Avenue at the joint front corner of Lots Nos. 61 and 62, and running thence along the common line of said lots S. 35-21 W. 296.6 feet to a point in the right-of-way line of main line of Piedmont and Northern Railway Company, and thence along said right-of-way line N. 77-22 W. 210 feet to a point, the Northeastern corner of the intersection of Sumter Street and the right-of-way of the main line of Piedmont and Northern Railway Company; thence along the Southeastern side of Sumter Street N. 33-18 E. 352.8 feet to a point; thence along the curve of Sumter Street as it converges with Maryland Avenue, the chord of which runs N. 79-19 E. 34.2 feet to a point on the Southwestern side of Maryland Avenue; thence along the Southwestern side of Maryland Avenue S. 54-39 E. 182 feet to the beginning corner.

The above described property is conveyed subject to the restrictive covenants applicable to Victor Monaghan Development No. 2, dated April 22, 1947, and recorded in the R. M. C. Office for Greenville County, in Deed Volume 310 at page 417.

G8-2-59 & 60