

State of South Carolina

COUNTY OF GREENVILLE

GREENVILLE

0871

KNOW ALL MEN BY THESE PRESENTS, That we, Elmer B. Duncan, Marie G. Duncan, Hiram C. Duncan, Phyllis D. Goodlett, Jimmie R. Duncan and Violette D. Gosnell,

in the State aforesaid, in consideration of the sum of One and NO/100 Dollar, Love & Affection Dollars,

to us in hand paid at and before the sealing of these presents by Emily D. Harrison

(the receipt whereof is hereby acknowledged), have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto the said Emily D. Harrison and her heirs and assigns forever:

All our undivided right, title and interest in and to:

All that certain parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, Highland Township, on the west side of Old Glassy Mountain Road, about 200 feet north of the intersection of Old Glassy Mountain Road and Pleasant Hill Road, being known and designated as Lot No. 7 on a plat of property entitled "Survey for Curtis Duncan" by W. N. Willis, Engineer, dated August 15, 1974, and, according to said plat, having the following metes and bounds:

315-602-1-30.4 100 ft

BEGINNING at a nail in the center of Old Glassy Mountain Road, joint corner with Elmer Duncan, and running thence with line of Elmer Duncan N. 85-04 W. 44 feet to an iron pin; thence continuing same course for a total distance of 296 feet to an iron pin, corner of Lots 1, 2 and 7; thence with line of Lot No. 2, N. 17-15 E. 144 feet to an iron pin, corner of Lots 2, 3, 6 and 7; thence as dividing line between Lots 6 and 7, S. 85-04 E. 278 feet to a nail in center of Old Glassy Mountain Road (iron pin back on line at 40 feet); thence with center of Old Glassy Mountain Road S. 28-19 W. 57 feet to a nail; thence continuing with center of said road S. 3-53 W. 97 feet to the point of beginning.

Elmer Duncan joins in this conveyance for the purpose of assenting to and confirming any variation or encroachment in property lines of the within described property and plat from the legal description of the six-acre tract conveyed to H. C. Duncan recorded in Deed Book 375 at page 136. See, also, deed of H. B. Duncan to Elmer B. Duncan, recorded in Deed Book 875 at page 479, correcting description in Deed Book 518 at page 243.

H. C. Duncan died intestate February 22, 1961, leaving as his sole heirs at law his wife, Marie G. Duncan, and children, Jimmie R. Duncan, Hiram C. Duncan, Violette Duncan Gosnell, Phyllis Duncan, now Goodlett, and Emily Duncan, now Harrison. See Probate File No. 755-12.

Subject however, to an easement for ingress and egress to Lot No. 2, which adjoins Lot No. 7 on the west.

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