

There is excluded from this tract of land certain lots which have previously been conveyed by the grantors and Keitt H. Smith and Vivian Hoke Smith.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights of way, if any affecting the above described property, and is subject to the gas pipe line right of way shown on plat referred to above.

ALL my right title an interest in and to all that parcel or tract of land with the buildings and improvements thereon, situate on the North side of East Georgia Road (also known as Road S. 23-143), on the Southeast side of Clear Springs Road (also known as State Highway No. 417), on the Southwest side of Scuffletown Road (also known as Road S 23-571), Northeast of the town of Simpsonville, in Austin Township, Greenville County, South Carolina being shown on a plat made by John A. Simmons Surveyor, dated March 18, 1968, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book UUU, at Page 31, and having according to said plat, the following metes and bounds to-wit:

BEGINNING at an iron pin at the center of the intersection of East Georgia Road and Scuffletown Road, and runs thence along the center of Scuffletown Road, N. 29-45 W. 300 feet to a point; thence still along the center of Scuffletown Road, the following courses and distances: N. 28-23 W. 700 feet; N. 28-53 W. 100 feet; N. 33-03 W. 100 feet; N. 35-29 W. 300 feet; N. 34-57 W. 200 feet; N. 32-25 W. 100 feet; N. 25-11 W. 100 feet; N. 19-27 W. 100 feet; N. 15-27 W. 100 feet; N. 13-42 W 100 feet; and N 12-03 W. 86.9 feet to a poin in the center of said road; thence N. 54-26 W. 171.8 feet to a point in the center of Clear Springs Road; thence along the center of Clear Springs Road, the following courses and distances: S. 49-46 W. 300 feet; S. 48-14 W. 200 feet; S. 46-29 W. 100 feet; S. 42-09 W. 100 feet; S. 39-21 W. 100 feet; S. 38-56 W. 300 feet; S. 37-06 W. 100 feet; S. 34-16 W. 100 feet; S. 32-01 W. 300 feet; S. 31-17 W. 100 feet and S. 31-09 W. 723.4 feet to a point in the center of East Georgia Road; thence along the center of said East Georgia Road, the following courses and distances: N. 88-39 E. 450 feet; S. 87-41 E. 150 feet; S. 83-39 E. 150 feet; S. 79-33 E. 100 feet; S. 77-33 E. 100 feet; S. 75-56 E. 860 feet; S. 78-57 E. 100 feet; S. 86-21 E. 100 feet; N. 84-46 E. 210.9 feet and N. 82-29 E. 500 feet to a point in the center of Scuffletown Road, the beginning corner, and containing 68.92 acres according to said plat.

This is the same property conveyed to the Grantors by Deed of Jack K. Wherry recorded December 29, 1976 in the RMC Office for Greenville County, South Carolina in Deed Book 1048 at Page 665.

There excluded from the above tract of land a 6.39 acres tract conveyed by the grantor and Keitt H. Smith and Vivian Hoke Smith, to William S. Armstrong.

ALL those two certain pieces, parcels or lots of land in the City of Greenville, in Greenville County, State of South Carolina, on the South side of the Laurens Road, being shown as Lots 25 and 26, on Plat of Glenn Grove Park, prepared by R. E. Dalton, Engineer, in May 1924, and having, when described together according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of the Laurens Road, at joint front corner of Lots 24 and 25, which point is 50.13 feet West of the intersection of Coolidge Avenue and the South side of the Laurens Road, and running thence along the joint line of said lots, S. 15-48 W. 154.1 feet to an iron pin in the line of Lot 23; thence along the line of Lot 23, N. 74-12 W 100 feet to an iron pin in line of Lot 27; thence along the line of Lot 27, N. 15-48 E. 159 feet to an iron pin on the South side of the Laurens Road; thence with the South side of said road as the line, S. 72-12 E. 50 feet to an iron pin, and continuing with the edge of said road, S. 70-03 E. 50.13 feet to the point of beginning.

VOL 1055 PAGE 40

4328 RV-23