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NOW, Therefore, Know all men by these Presents, that I, FRANK P. McGOWAN, JR. as Master, in and for the County of Greenville, aforesaid, in consideration of the sum of

One Hundred and no/100-----(\$100.00) Dollars.

to me paid by the said The South Carolina National Bank, a Corporation

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 The South Carolina National Bank, a Corporation:

ALL that piece, parcel or lot of land in or near the City of Mauldin, Greenville County, South Carolina, located on the northwestern edge of Water Oak Way, at its point of intersection with Muscadine Drive, being shown and designated as Lot No. 17 on a plat entitled "Rustic Estates", dated April 16, 1974, by Piedmont Engineers-Architects-Planners, and recorded in Greenville County Plat Book 4-R at Page 71, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the western edge of Water Oak Way at the joint front corner with Lot 16, and running thence with Lot 16, N. 53-00 W. 177.55 feet to a point on the line of property now or formerly belonging to David H. Cox; thence with said Cox line, S. 36-37 W. 100 feet to a point at the joint rear corner with Lot 18; thence with the joint line with Lot 18, S. 52-59 E. 222.90 feet to a point on the northern edge of Muscadine Drive; thence with the northern edge of Muscadine Drive, N. 66-00 E. 12 feet to the point of intersection of Muscadine Drive with Water Oak Way; thence with the western edge of Water Oak Way, N. 24-07 E. 37.22 feet to a point; thence continuing with the curved western edge of Water Oak Way, the chord of which is N. 17-47 W. 9.50 feet; N. 5-27 W. 36.79 feet; and N. 8-52 E. 23.48 feet to the point of beginning.

(This is a portion of property conveyed to Community Properties, Inc. by deed of Marva Lee Futnam dated February 18, 1874 and recorded February 19, 1874 in Deed Book 994, Page 11.)

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