

1071 322

HORTON, DRAWDY, MARCHBANKS, ASHMORE, CHAPMAN & BROWN, P.A. 307 PETTIGRU STREET, GREENVILLE, S.C. 29603

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Walter L. Patton -----

in consideration of Thirty Thousand Fifty-six and No/100 (\$30,056.00) ----- Dollars
and subject to the reservations hereinafter set forth
the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain,
sell and release unto Robert L. Bell and Marian C. Bell, their heirs and assigns forever:

ALL that certain piece, parcel or tract of land located, lying and being in the
County of Greenville, State of South Carolina near the City of Simpsonville on
the northern side of a Dead End Road which road leads from Jonesville Road in an
easterly direction said property being shown and designated as a 17.68 acre tract
on plat entitled "Property of Gilder Creek Properties" prepared by Freeland &
Associates dated October 13, 1977 and revised November 4, 1977, recorded in the
R.M.C. Office for Greenville County in Plat Book 6-111 at Page 112 and
having, according to said plat, the following metes and bounds, to-wit:

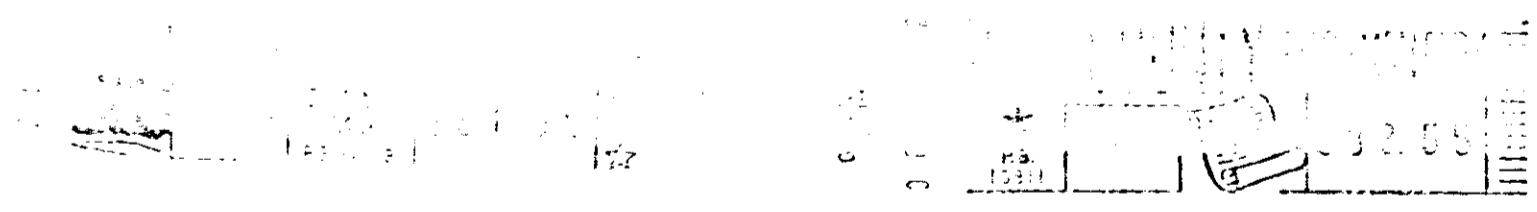
BEGINNING at an iron pin on the edge of a Dead End Road and running thence with the
joint line of the within tract and property of Patton N. 26-22 W., 573.56 feet to an
iron pin; thence N. 0-52 E., 812.03 feet to a point in the center of Gilder Creek;
running thence with the center of said creek the following traverse courses and
distances S. 47-10 E., 51.08 feet to an iron pin; thence N. 87-24 E., 192.40 feet to
an iron pin; thence N. 89-18 E., 58.77 feet to an iron pin; thence S. 81-57 E., 141.89
feet to an iron pin; thence S. 82-05 E., 179.64 feet to an iron pin at the joint corner
of this tract and a tract containing 13.69 acres; running thence S. 7-55 E., 1,016.72
feet to an iron pin; thence S. 75-18 W., 274.48 feet to an iron pin; thence S. 41-27 W.,
164.99 feet to an iron pin; thence S. 66-41 W., 141.38 feet to an iron pin, the point
and place of beginning; provided, however, that the grantor does hereby reserve unto him-
self, his heirs and assigns forever, an easement in perpetuity for ingress and egress over,
upon and across a fifty (50) foot strip on the southern boundary of the within tract as shown
on the plat referred to above.

This conveyance is made subject to all easements, conditions, covenants, restrictions and
rights of way which are a matter of record and/or actually existing on the ground affecting
the above described property.

This is a portion of the property conveyed to the Grantor herein by deed of Gilder Creek Joint
Venture recorded November 28, 1977 in Deed Book 1069 at Page 299 in the R.M.C. Office for
Greenville County, South Carolina.

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OUT OF 550.3-1-13.1

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