

GREENVILLE CO. S.C.
10/25/75
State of South Carolina

COUNTY OF GREENVILLE

WHEREAS the grantor, herein previously conveyed to the grantee herein the below described tract of land by deed dated November 5, 1975 and recorded December 1, 1975 in Deed Book 1027 at page 881 in the R.M.C. Office for Greenville County,

WHEREAS the grantor desired to grant the below described easement to the grantee when and if the grantor decided to close the dirt road leading to the below described tract,

WHEREAS this was left out of the previous deed by mistake,

NOW THEREFORE,

KNOW ALL MEN BY THESE PRESENTS, That I, Edgar Joe Wilson,

in the State aforesaid, in consideration of the sum of - - - - -
- ONE AND NO/100 (\$1.00 and correction of deed - - - - - Dollars,

to me in hand paid at and before the sealing of these presents by
James Hinkle

(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 James Hinkle and his Heirs and Assigns forever:

All that piece, parcel or lot of land in Chicks Spring Township, County and State aforesaid, being known and designated as Lot No. 5 of the Edgar Joe Wilson property, according to a plat and survey of same made by Carolina Surveying Company, in October, 1975, said lot containing 0.47 acre, more or less, and being more particularly described as follows:

BEGINNING at a point on the line of the J. T. Hamby, Jr. property, the same being the joint rear corner of Lots 4 and 5 of the said Edgar Joe Wilson property, and running thence N. 53-41 W. 173 feet to a point on line of Lot 4; thence S. 71-59 W. 26.5 feet to a point; thence S. 71-59 W. 22 feet to a point; thence S. 0-39 W. 184.2 feet to a point on line of property of J. T. Hamby, Jr.; thence N. 62-40 E. 211 feet along the line of J. T. Hamby, Jr., property to the point of beginning.

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This is the same property conveyed to the grantor herein by deed of Harold F. Bannister recorded August 26, 1958 in Deed Book 605 at Page 77 in the R.M.C. Office for Greenville County.

The grantor further grants to the grantee, his heirs and assigns, the below described 20 ft. easement when and if the grantor, his heirs or assigns, closes the dirt road shown on the below described plat. The discretion to close the dirt road shall rest solely with the grantor, his heirs or assigns.

This 20 ft. right-of-way easement is shown on a survey for Edgar Joe Wilson by Carolina Surveying Company dated October 24, 1975 and recorded in Plat Book 5-N at page 128 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds:

BEGINNING at a point which is the northwestern corner of the above described tract; thence N. 45-06 W. 193.7 feet along property of Edgar Joe Wilson to a point; thence N. 50-30 E. 20 ft. along property of James C. Miller; thence S. 45-01 E. 201.7 feet along property of Edgar Joe Wilson to a point on the northern boundary line of the above described tract; thence S. 71-59 W. 22 feet along the above described to a beginning point.

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