

ALL that lot of land in the County of Greenville, State of South Carolina, known as Lot 22, Section A, as shown on plat of Coleman Cove Subdivision recorded in the R.M.C. Office for Greenville County in Plat Book Y, at Page 24 and having the following metes and bounds, to-wit: BEGINNING at an iron pin on the bank of the creek at the corner of Lot 23 and running thence up the creek in a westerly direction 80 feet to an iron pin at the corner of Lot 21; thence N. 9 E. 224 feet to an iron pin; thence S. 61 E. 84 feet to an iron pin; thence S. 14-45 W. 247 feet to the point of beginning.

ALSO: ALL that piece, parcel or lot of land in Cleveland Township, Greenville County, State of South Carolina, near Table Rock Dam, containing 117.5 acres according to Plat of Coleman Cove, recorded in Plat Book GG, at page 86, which tract of land includes Sections A and B of Coleman Cove Subdivision shown in Plat Book Y, at page 24, less lots 22 and 23 and a small adjoining tract, hereinafter specified and having the following metes and bounds, to-wit: BEGINNING at a stone at the corner of property of Juanita Clark and Palmetto Pulp and Paper Company, being the southeastern most corner of said tract and running thence along Palmetto Pulp and Paper Company, the following courses and distances, to-wit: N. 17 W. 198 feet; N. 15 E. 297 feet; N. 29 W. 495 feet; N. 3 W. 462 feet; N. 19 E. 462 feet; N. 9 W. 296 feet to an iron pin; thence along the property seller, hereinafter referred to in the next description as Sky Ranch, S. 68-30 W. 1396.6 feet to a stone; thence S. 66-45 W. 924 feet to an iron pin; thence S. 70-45 W. 1089 feet to a stone; thence along the property of Earl H. Ragsdale the following courses and distances, to-wit: S. 27 E. 429 feet; S. 44 E. 528 feet; S. 84 E. 94 feet; S. 88 E. 346.5 feet; S. 70 E. 567.6 feet; S. 55 E. 165 feet; N. 75 E. 346 feet; S. 19 E. 363 feet to a stone; thence N. 55 E. 936.5 feet to a stone; thence N. 83 E. 336 feet to the point of beginning.

This property was owned by L. S. Flanagan and he subdivided a portion thereof and sold lots therefrom known as Coleman Cove, Plat Book Y, at page 24. Lots 10, 11, 12, and 13, Section A and Lots 3, 4, 5, 6, 7 and 8 were conveyed to Oakvale Enterprises, a corporation in Deed Book 526, page 409. Lots 1, 19 and 20, Section B were conveyed to Oakvale Enterprises, Inc., in Deed Book 522, at page 430, and were re-sold to Fred H. Eakin in Deed Book 522, at page 452 and Fred H. Eakin has re-sold said lots to the Grantor (M.L. Anderson) herein by deed to be recorded of even date herewith. Lots 7 and 6 of Section A were sold to Fred H. Eakin in Deed Book 524, at page 27; Lots 15 and 16, Section A were sold to J. C. Hill in Deed Book 508, page 463, and Lot 4, Section A, was sold to Sam B. Evans, Jr. in Deed Book 524, at page 96 and all of these lots were conveyed to the Grantor herein by deeds to be recorded of even date herewith. Lots 7 and 8 were sold to M. L. Anderson, Section A and recorded in Deed Book 581, at page 372, and these lots are included in deed of M. L. Anderson to Boulevard Baptist Church. The balance of the property was conveyed to Oakvale Enterprises, Inc. in Deed Book 527, at page 53.

There is excepted from this description of this 117.5 acre tract, Lots 22 and 23 and an unnumbered tract of land as shown in Deed of L. S. Flanagan to Palmer Williams in Deed Book 549, page 258. Likewise, Lots 17 through 26 of Section A on plat of Coleman Cove, Plat Book Y, at page 24 are subject to the leaving of the old road open for the benefit of Palmer Williams, heirs and assigns.

ALSO: ALL of that tract of land in the County and State aforesaid adjoining the above described tract on its northern boundary and containing 94 acres, more or less, as shown on plat of Sky Ranch in Plat Book GG, at page 86 and having the following metes and bounds, to-wit: BEGINNING at an iron pin at the corner of property above described in the line of property of Palmetto Pulp and Paper Company and running thence N. 1 E. 2409 feet to a stone; thence S. 66 W. 1980 feet to a stone; thence S. 1 W. 2046 feet to a stone; thence S. 78 E. 524 feet to a stone; thence along the above described property known as Coleman Cove, N. 68-30 E. 1396.6 feet to the point of beginning. This is a portion of the property conveyed to Oakvale Enterprises, Inc. in Deed Book 527, at page 53.

DERIVATION: See deed of Boulevard Baptist Church to First Piedmont Federal Savings and Loan Association, of Gaffney, South Carolina as recorded May 18, 1979 in Deed Book 1102, pages 840 - 843 in the R.M.C. Office for Greenville County, South Carolina.

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