State of South Carolina,

Greenville County

GREENVILLE CO. S. C. JUL 31 11 37 FH 172 ELIZABETH RIDDLE R.M.C.

Know all Men by these presents, That I, C. E. Robinson, Jr., as Trustee under that certain Trust Agreement and Trust Deed, both executed June 2, 1970,

> Greenville County, Stamos Paid \$ Act No. 380 Sec. 1

in the State aforesaid,

in consideration of the sum of

Two Thousand Seven Hundred Fifty and No/100 (\$2,750.00) ---- Dollars me paid by J & B Builders & Developers, Inc.,

in the State aforesaid, 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

J & B Builders & Developers, Inc., its successors and assigns forever:

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XXXXXXXXXXXXXXX

ALL that piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot No. 1 of Ridgewood Subdivision, and, according to a plat prepared of said Subdivision by R. B. Bruce, September 27, 1971, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4R, at Page 23, having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Ridgewood Drive, joint front corner of Lots Nos. 1 and 2, and running thence with said road,
N. 59-16 E. 130 feet to a point; thence, S. 30-30 E. 131.4 feet
to a point; thence, S. 1-32 E. 150 feet to a point; thence, S. 69-40 W.
67.5 feet to a point; thence with the joint line of Lots Nos. 1 and
2, N. 28-25 W. 250.4 feet to a point on the edge of Ridgewood Drive, the point of beginning.

This property is conveyed subject to all easements, rights-of-way, conditions and restrictions of record.

(CONTINUED ON NEXT PAGE)

.. OUT OF N/12,4-1-2.1 (NOTED)