

301 College St. Greenville S.C. 29601

# State of South Carolina

Greenville County

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GREENVILLE CO S.C.  
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DONNIE S. TANKERSLEY  
R.M.C.

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Know all Men by these presents, That

CHANTICLEER REAL ESTATE, INC. AND  
CHANTICLEER TOWNHOUSES, INC.

in the State aforesaid, in consideration of the sum of

Ten and No/100-----Dollars  
and other valuable consideration  
to it paid by College Properties, 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 College Properties, Inc., its successors and assigns forever:

ALL that piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, located near the Chanticleer Golf Course at Greenville, S. C. being known and designated as Lot No. 1 containing 8.777 acres, Lot No. 2 containing 7.717 acres and Lot No. 3 containing 17.176 acres giving an aggregate of 33.67 acres as shown on plat entitled "Various lots constituting the remaining PUD land adjoining Chanticleer Golf Course" prepared by Arbor Engineering, Inc. dated February 22, 1983 and recorded in the RMC Office for Greenville County in Plat Book 9 J at Page 70, 71 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint northeast corner of Lot No. 1 and southeast corner of the Chanticleer Townhouses Phase I property and running thence S. 26-26 W. 535.41 feet to an iron pin; thence S. 13-16 W. 610.41 feet to an iron pin; thence N. 83-59 W. 233.40 feet to an iron pin at the corner of property now or formerly owned by Sarah Davis Thompson; thence with said line N. 67-19 W. 664.34 feet to an iron pin at the corner of Glendale Heights Addition Property; thence with said property N. 69-57 W. 804.4 feet to an iron pin at the William Maxwell Property Subdivision; thence with said property N. 69-22 W. 427.42 feet to an iron pin; thence N. 20-38 E. 49.27 feet to an iron pin at the corner of property now or formerly owned by the Greenville Country Club; thence with the line of the Greenville Country Club property, the following courses and distances: N. 72-59 E. 690.27 feet, S. 64-04 E. 60.20 feet, S. 88-54 E. 60.20 feet, S. 1-06 W. 27.86 feet, S. 64-04 E. 577.92 feet, N. 23-03 E. 631.42 feet, and N. 67-17 E. 483.19 feet to an iron pin at the corner of Chanticleer Townhouses Phase I property; thence with said line S. 47-44 E. 507.08 feet to an iron pin at the point of beginning.

DERIVATION: Said property is a portion of the same conveyed to the Grantors as follows:

1. Deed from Martha Davis Harrison to Paramount Builders, Inc. (now Chanticleer Townhouses, Inc.) dated October 3, 1972 and recorded in the RMC Office for Greenville County in Deed Book 957 at Page 175.

2. Deeds from Paramount Builders, Inc. to Chanticleer Real Estate, Company (now Chanticleer Real Estate, Inc.) both dated November 12, 1971 and recorded in said office in Deed Book 921 at Pages 619 and 618.

(CONTINUED ON NEXT PAGE)

14 (156) W/G 1.4-1-6, 7.1  
ALSO  
Pt. to = W/G 1.4-1-6 → 10.157 FC  
OUT OF = W/G 1.4-1-1

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