

State of South Carolina,

Greenville County

GREENVILLE 000  
MAR 16 3 54 PM '64  
OLLIE F. WORTH  
R. M. C.

BOOK 744 PAGE 408

Know all Men by these presents, That I, Pearl L. Kilpatrick Cooley, formerly Pearl L. Kilpatrick

in the State aforesaid, in consideration of the sum of -----

Nine Thousand and No/100 (\$9,000.00) -----Dollars

to me paid by W. P. Trotter

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 W. P. Trotter, his heirs and assigns forever:

All that piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Greenville, at the intersection of U. S. Highway 25 (Augusta Road) and Georgia Road (also known as Old Georgia Road) and containing .38 acre, .12 acre and .06 acre and having, according to a survey prepared by C. O. Riddle, R. L. S., dated March 1964, for Pearl L. Kilpatrick, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of U. S. Highway 25 at the corner of property of the grantor and crossing U. S. Highway 25, N. 42-06 W. 199.6 feet to an old iron pin in Georgia Road; thence N. 46-51 W. 13.5 feet to an iron pin on the northern side of Georgia Road at the corner of property of the grantor; thence with the line of the grantor's property, N. 10-51 E. 209.95 feet to an iron pin by light pole; thence S. 82-09 E. 90.1 feet to an iron pin on the western side of U. S. Highway 25; thence crossing said highway, N. 67-07 E. 72.7 feet to an iron pin; thence S. 33-38 E. 169 feet to an iron pin on the southern side of Georgia Road; thence with the southern side of Georgia Road, S. 68-33 W. 128.25 feet to an iron pin at the intersection of Georgia Road and U. S. Highway 25; thence with the eastern side of U. S. Highway 25, S. 7-51 W. 193.7 feet to the beginning corner. Said property describes three separate parcels, the first containing .38 acre lying at the intersection of the western side of U. S. Highway 25 and the northern side of Georgia Road; second, .12 acre lying at the intersection of the eastern side of U. S. Highway 25 and the northern side of Georgia Road; third, .06 acre lying at the intersection of the western side of U. S. Highway 25 and the southern side of Georgia Road; said description also includes part of Georgia Road and U. S. Highway 25 and is subject to the right of the public to use the same and no warranty of title is given concerning the property within the right-of-way of U. S. Highway 25 and Georgia Road. The conveyance of the grantor's interest in U. S. Highway 25 at Georgia Road is also subject to the condition that should said road be abandoned or relocated that property owned by the grantor located on the eastern side of U. S. Highway 25 at its intersection with the southern side of Georgia Road shall extend to the center line of said road.

This conveyance includes all improvements, fixtures and equipment being located on the above described property.

The grantor further conveys to the grantee, his heirs and assigns, an easement appurtenant, running with the land, to use the water from a dug well being located approximately 12 feet southwest of the iron pin by a light pole being referred to in the above description. The grantee, his heirs and assigns, shall have the further right to enter upon the grantor's property at reasonable times for the purpose of repairing, maintaining or improving the well or water line, at grantee's sole expense, which water line extends from the well to the grantee's property. However, the grantee shall not damage grantor's remaining property in any manner. In the event the grantee, his heirs and assigns, locates a well on the property being conveyed herein or secures water by other means than the dug well, then and in either event, the easement herein shall be extinguished and forever ended.

For further information Government see Ordinal Book 1097 of Page 680.  
05-1-2'209 of Page 680.  
-110- 602.2-1-30.1 (IN DIST #100) (0.56 AC)