

GREENVILLE CO. S. C.

State of South Carolina

NOT 7 10 51 AM '74
DE THE ATTORNEYS
R.M.C.

Vol 1007 Page 805

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS. That I, H. E. Freeman,

in the State aforesaid, in consideration of the sum of exchange of property valued at \$3,298.31 and assumption of mortgage to Palmetto Savings & Loan Assn. , recorded in Vol. 1310 page 796, which has a present balance of \$26,857.69 Dollars,

to me in hand paid at and before the sealing of these presents by John E. Garrett, Jr. and Judith G. Garrett

(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 John E. Garrett, Jr. and Judith G. Garrett and their heirs and assigns forever:

All that certain piece, parcel or tract of land in Greenville and Laurens Counties, State of South Carolina, being known and designated as Tract No. 1 on plat of Benttree Ranchettes, prepared by J. L. Montgomery, III, dated April, 1973, recorded in Plat Book 5-F, page 75, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the center of the intersection of County road and Scuffletown Road, and running thence with the center line of Scuffletown Road S. 32-43 E. 388.5 feet to a point; thence continuing with center line of said Scuffletown Road S. 39-42 E. 100 feet to a point; thence continuing with the center line of said Scuffletown Road S. 45-32 E. 100 feet to a nail and cap; thence N. 21-50 E. 382.9 feet to an iron pin; thence N. 47-05 E. 347.3 feet to an iron pin near corner of Tract No. 1; thence with the line of Lot No. 2, N. 68-53 W. 613.7 feet to a point in center of County road, iron pin back on line at 20 feet; thence with the center of County road S. 19-18 W. 289.6 feet to the beginning corner.

This conveyance is made subject to the restrictive and protective covenants affecting Benttree Ranchettes, said restrictive and protective covenants being recorded in the R.M.C. Office for Greenville County in Deed Volume 976 at page 309. This conveyance is made subject to any restrictive covenants, building set-back lines, rights of way and easements which may affect the above described property.

This being the same property conveyed to grantor by deed of William H. Chapman and William F. Davis and Wade H. Shealy, recorded in Deed Book 999, page 241, R.M.C. Office for Greenville County.

Grantor to pay 1974 taxes.

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