

The 0.24 acre tract hereinabove described is conveyed subject to an easement twenty-five (25) feet in width extending in an Easterly direction from the Westerly boundary thereof over and across the Southerly twenty-five (25) feet of the premises, being the Northern half of a roadway for ingress to and egress from other property of the Grantor herein, her heirs, successors-in-office and assigns.

In accepting this conveyance the Grantee herein hereby agrees to share maintenance costs equally with the Grantor herein for that portion of the private roadway, being fifty (50) feet in width, described in the preceding two paragraphs.

This conveyance is subject to all restrictions, setback lines, roadways, easements and rights of way affecting the above described property.

This is a portion of the property conveyed to Frank J. MacNees and Delores M. MacNees by deed of T. R. Easterby, dated November 10, 1953, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 488 at page 474. The said Frank J. MacNees died testate on or about February 25, 1981. See Apartment 1647, File 21, Office of the Judge of Probate for Greenville County, South Carolina.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the Premises before mentioned unto the said Robert J. Bailey, his Heirs and Assigns forever.

And I do hereby bind myself, my Successors-in-Office Heirs,/Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said Robert J. Bailey,

his Heirs and Assigns, against me and my Successors-in-Office Heirs/and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS my hand and seal, this first day of April in the year of our Lord one thousand, nine hundred and eighty-two in the two hundred and sixth year of the Independence of the United States of America.

Signed, sealed and delivered in the presence of

Regina Q. Klesher
Mrs. J. J. Prigawa

Delores M. MacNees (L.S.)
DELORES M. MacNEES, Individually and
as Executrix of the Estate of Frank J.
MacNees, deceased (L.S.)

(L.S.)

(L.S.)

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