

VOL. 373 PAGE 168

The State of South Carolina,
County of GREENVILLE.

FILED
GREENVILLE CO. S. C.

FEB 15 10 20 AM 1949

OLLIE FARNSWORTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, That we, JOHN MILTON WILLIAMS, JR. AND JUNE W. COLLINSON,

in the State aforesaid, in consideration of the sum of One Thousand One Hundred Seventy-five (\$1,175.00) - - - - - Dollars,

to us in hand paid at and before the sealing of these presents by JOHN G. COWARD AND DOROTHY L. COWARD

(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 G. COWARD AND DOROTHY L. COWARD, Their Heirs and Assigns, Forever:

All that certain piece, parcel or lot of land situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, in a subdivision known as Sylvan Hills, being known and designated as Lot No. 67 and the Western half of Lot No. 68 of said subdivision. The property herein conveyed is described according to a plat of Sylvan Hills prepared by the Piedmont Engineering Service, Greenville, S. C., dated June, 1948, which plat is of record in the R. M. C. Office for Greenville County, S. C., in Plat Book S, at page 103. The property herein conveyed has according to said plat the following metes and bounds, courses and distances, to-wit:

BEGINNING at a point on the Northern side of Milton Drive in the center of the front lot line of Lot No. 68, which point is 42.6 feet Southwest of the joint front corner of Lots No. 68 and 69, and running in a Northerly direction 150 feet, more or less, to a point in the center of the rear line of Lot No. 68, which point is 38.7 feet Southwest of the joint rear corner of Lots No. 68 and 69; thence along the joint rear line of Lots No. 68 and 85, S. 84-24 W. 38.7 feet to an iron pin at the joint corner of Lots No. 67, 68, 85 and 86; thence along the joint rear line of Lots No. 67 and 86, S. 84-24 W. 77.7 feet to an iron pin on the Eastern side of Morningside Drive at the joint corner of Lots No. 67 and 86; thence along the Eastern side of Morningside Drive, S. 0-18 W. 130.75 feet to an iron pin; thence along the curve of Morningside Drive as it converges with Milton Drive, the chord of which runs S. 47-32 E., 26.9 feet to an iron pin on the Northern side of Milton Drive; thence along the Northern side of Milton Drive, N. 84-24 E. 65.3 feet to an iron pin, joint front corner of Lots No. 67 and 68; thence continuing along the Northern side of Milton Drive, N. 84-24 E. 42.6 feet to the beginning corner.

The property herein conveyed is subject to restrictive covenants applicable to Sylvan Hills recorded in the R. M. C. Office for Greenville County, S. C., in Deed Vol. 353, at page 270.

The property herein conveyed is subject to a 5 foot utilities easement at the rear of said property.