

STATE OF SOUTH CAROLINA,
County of GREENVILLE.

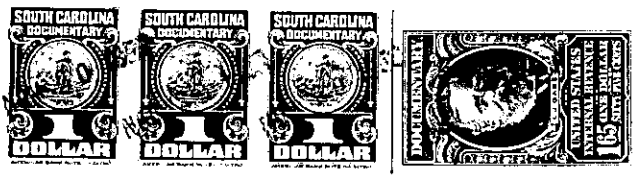
KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC. owning property and having a place of business at Greenville in the State of South Carolina for and in consideration of the sum of Thirteen Hundred Seventy-seven and 50/100 (\$1377.50) ----- dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto WILLIAM A. HAMMOND:

All that piece, parcel or lot of land situate, lying and being at the South-western corner of Marion Road and Cottingham Street near Monaghan Mills in the County of Greenville, State of South Carolina, and known and designated as Lot 59 as shown on a plat entitled "Monaghan Subdivision, Greenville, S. C." made by Piedmont Engineering Service, Greenville, S. C., August 9, 1954, and recorded in the R. M. C. Office for Greenville County in Plat Book GG, at pages 86 and 87, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Western side of Marion Road at the joint front corner of Lots 48 and 59, and running thence with the common line of said two lots N. 48-04 W. 110 feet to an iron pin at the corner of Lot 58; thence with the line of Lot 58 N. 11-14 W. 97.1 feet to an iron pin on the Southern side of Cottingham Street; thence with the Southern side of Cottingham Street S. 75-51 E. 156.3 feet to an iron pin; S. 48-14 E. 25 feet to an iron pin near the Western side of Marion Road; thence S. 3-14 E. 35.4 feet to an iron pin on the Western side of Marion Road; thence with the Western side of Marion Road S. 41-46 W. _____ feet to an iron pin; thence still with the Western side of Marion Road S. 41-56 W. 35 feet to an iron pin, the point of beginning.

This conveyance is made subject to restrictive covenants applicable to Monaghan Subdivision recorded in the R. M. C. Office for Greenville County in Deed Book 509, at page 443, and to an easement for utilities service dated October 11, 1954, given by J. P. Stevens & Co., Inc. to Duke Power Company and recorded in the R. M. C. Office for Greenville County in Deed Book 510, at page 317.

This conveyance is also made subject to an easement for a telephone line running generally along the Western side of Marion Road.



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 grantee(s) hereinabove named, his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, Brown Mahon, Vice President and Ernest Folger, Jr., Asst. Sec'y, on this the 18th day of September in the year of our Lord one thousand, nine hundred and fifty-six and in the one hundred and eighty-first year of the Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of:
Allice Neighbors
Allice Neighbors

J. P. STEVENS & CO., INC.
By *Brown Mahon* Vice President
and *Ernest Folger, Jr.* Asst. Secretary

STATE OF SOUTH CAROLINA,
County of GREENVILLE.

PERSONALLY appeared before me C. W. Weisel and made oath that he saw Brown Mahon as Vice President and Ernest Folger, Jr. as Asst. Secretary of J. P. Stevens & Co., Inc. a corporation chartered under the laws of the State of Delaware sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that he, with Allice Neighbors, witnessed the execution thereof.

SWORN to before me this 18th day of September, 1956, A. D., 1956.
C. W. Weisel (L. S.)
Notary Public for South Carolina.