

DEC 13 5 05 PM '57

OLLIE R. M. C.

BOOK 589 PAGE 297

State of South Carolina,

Greenville County

Know all Men by these presents, That I, Talmer Cordell, of Greenville County

in the State aforesaid, in consideration of the sum of One Thousand Three Hundred Six and 25/100

(\$1,306.25) ----- Dollars

to me paid by John K. Temple, Jr.

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 John K. Temple, Jr., his heirs and assigns forever:

All that piece, parcel or lot of land situate, lying and being on the Northeastern side of Monaview Street, in the County of Greenville, State of South Carolina, being known and designated as Lot No. 75 as shown on a plat entitled "Monaghan Subdivision Section Two" made by Piedmont Engineering Service, Greenville, South Carolina, May, 1957, and recorded in the R. M. C. Office for Greenville County in Plat Book GG, at Page 151, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeastern side of Monaview Street at the joint front corner of Lots Nos. 74 and 75, and running thence with the line of Lot No. 74, N. 38-30 E. 160 feet to an iron pin; thence with the rear line of Lot No. 79, S. 51-30 E. 85 feet to an iron pin at the joint rear corner of Lots Nos. 75 and 76; thence with the line of Lot No. 76, S. 38-30 W. 160 feet to an iron pin on the Northeastern side of Monaview Street; thence with the Northeastern side of Monaview Street N. 51-30 W. 85 feet to the point of beginning, being the same property conveyed to me by J. P. Stevens and Company, by deed dated October 2nd, 1957, to be recorded herewith.

This conveyance is made subject to restrictive covenants applicable to Monaghan Subdivision, Section Two, recorded in the R. M. C. Office for Greenville County in Deed Book 581 at Page 309.

This conveyance is also made subject to an easement for the construction, maintenance and operation of a power distribution line given by J. P. Stevens & Co., Inc., to Duke Power Company dated September 9, 1957, and recorded in the R. M. C. Office for Greenville County, South Carolina in Deed Book 584 at Page 137.

143-1-29

