

FILED GREENVILLE CO. S. C.

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OLLIE FA... WORTH R.M.C.



State of South Carolina

COUNTY OF GREENVILLE

Know All Men by These Presents, That I (We) Roy B. Phillips

of the County of Greenville in the State aforesaid in consideration of the sum of Seven Hundred (\$700.00) Dollars to Me (Us) paid by John B. Freeman

in the State aforesaid, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said John B. Freeman:

"ALL that lot of land situate on the west side of Old U.S. Highway 29 (also known as the Old Greenville-Piedmont Highway), in Gantt Township, Greenville County, S.C., and shown as Lot #4 on a plat of the Estate of W.C. Cleveland, made by Dalton & Neves, Engineers, recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book "EE", Page 9, and having the following metes and bounds, to-wit: BEGINNING at an iron pin on the western edge of Old U.S. Highway 29 joint front corner of Lots 3 and 4 and running thence with the line of Lot 3, S. 81-18 W. 237.1 feet more or less, to a point in center of the Piedmont-Northern Railway track; thence with the center of said track, S. 12-05 E. 200.35 feet more or less to a point where the joint line of lots 4 and 5 would intersect with the center of said railroad track if extended westerly in a straight line; thence N. 81-18 E. 225.2 feet more or less to an iron pin on the west side of Old U.S. Highway 29; thence with the west side of said highway, N. 8-42 W. 200 feet to the BEGINNING corner."

The western portion of the lot conveyed is subject to the right of way of the Piedmont-Northern Railway Company as shown by the recorded plat above mentioned.

This deed is made subject to restriction contained in prior deeds in the chain of title that the lot is to be used for residential purposes only, and subject also to the right of the owner of Lot 3 to use a joint driveway along line of Lots 3 and 4 as a means of ingress and egress to said property.

This being the same land conveyed to Roy B. Phillips by The First National Bank of Greenville, S.C., as Executor under the will of W. C. Cleveland, deceased, by deed dated March 19, 1953, recorded in Book of Deeds 474, at page 525, in the office of the Register of Mesne Conveyance 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 John B. Freeman, his Heirs and Assigns forever.

And I (We) do hereby bind Myself (Ourselves) and My (Our) Heirs, Executors and Administrators, to warrant and forever defend all and singular the said premises unto the said John B. Freeman, his Heirs and Assigns, against Me (Us) and My (Our) Heirs and against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

WITNESS My (Our) Hand and Seal this 21st day of July in the year of our Lord one thousand nine hundred and fifty nine and in the one hundred and eighty fourth year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF Alice Youngblood

Roy B. Phillips (SEAL)



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