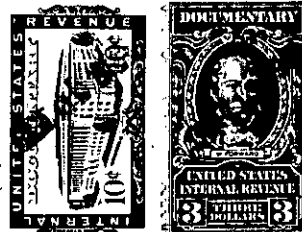


OCT 19 10 53 AM 1965

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

CLERK OF COURTH
R. M. C.



KNOW ALL MEN BY THESE PRESENTS, that I, Floyd McClain, of Greenville County,

in consideration of Twenty-One Thousand and No/100 (\$21,000.00)----- Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto R. Heyward Ballard, H. Grady Ballard, Chester A. Reece and Frank Towers Rice, their heirs and assigns forever:

All that certain piece, parcel or tract of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Greenville Township, in School District 6-E, on the Easley Bridge Road and Saluda River, containing 20.4 acres, more or less, and having, according to a recent survey by Piedmont Engineering Service, January 10, 1950, the following metes and bounds, to-wit:

BEGINNING at a point in the center of Easley Bridge Road, at the southeastern junction of said road and Saluda River, and running thence with said road as a line, S. 32-0 E. 75 feet to an iron pin; thence S. 77-10 E. 160 feet to an iron pin; thence S. 81-31 E. 250 feet to an iron pin; thence S. 51-50 E. 100 feet to an iron pin; thence S. 42-25 E. 410 feet to a point in the center of Easley Bridge Road and in line with a proposed road, and thence with the center of said proposed road, N. 29-45 E. 400 feet to an iron pin; thence N. 23-33 E. 155 feet to an iron pin; thence N. 30-21 E. 562.2 feet to an iron pin; thence N. 22-45 E. 400 feet to an iron pin; thence N. 67-40 W. 450 feet to a beech tree near Saluda River; thence with the banks of said river as the line, S. 24-20 W. 109 feet to an iron pin; thence S. 46-10 W. 236 feet to an iron pin; thence S. 24-47 W. 350 feet to an iron pin; thence S. 69-10 W. 200 feet to an iron pin; thence S. 72-30 W. 200 feet to an iron pin; thence S. 74-16 W. 272 feet to an iron pin; thence S. 55-50 W. 163 feet to the beginning corner; being the same conveyed to me by D. W. Johnson by deed dated June 26, 1946 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 295 at Page 114. LESS, HOWEVER, approximately .4 of an acre of the above described property located between the present right-of-way of Old Easley Bridge Road and the abandoned right-of-way of Old Easley Bridge Road and being more fully described in the deed from the grantor herein to B. F. Alexander and Edna K. Alexander dated February 21, 1957 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 571, at page 484.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 15th day of October 1965

SIGNED, sealed and delivered in the presence of:

Floyd McClain (SEAL)
Floyd McClain

Ned R. Arnett (SEAL)
Phyllis B. Helton (SEAL)
Phyllis B. Helton (SEAL)



STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 15th day of October 1965

Ned R. Arnett (SEAL)
Notary Public for South Carolina.

Phyllis B. Helton

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 15th day of October 1965
Ned R. Arnett (SEAL)
Notary Public for South Carolina.

Beatrice McClain
Beatrice McClain

RECORDED this 19th day of October 1965 at 10:58 A. M., No. 11996

169-2396-1-2