

on the southern side of Crescent Ridge Street; thence with Crescent Ridge Street N. 85-21 E. 212.4 feet to an iron pin in the center of Crescent Ridge Street; thence N. 6-55 E. 10.85 feet to the northern side of Crescent Ridge Street; thence continuing N. 6-55 E. 311.6 feet to an iron pin on the southern side of Pelham Road; thence with the southern side of Pelham Road the following metes and bounds, courses and distances: S. 57-31 E. 105.4 feet to an iron pin; S. 58-57 E. 100 feet to an iron pin; S. 62-23 E. 100 feet to an iron pin; S. 66-45 E. 100 feet to an iron pin in the center of Crescent Ridge Drive at its intersection with the south side of Pelham Road; thence continuing with the south side of Pelham Road the following courses and distances, metes and bounds: S. 66-43 E. 100 feet; S. 70-45 E. 100 feet; S. 73-54 E. 100 feet; S. 75-47 E. 55 feet; and S. 76-41 E. 312.64 feet to an iron pin on the south side of Pelham Road, the point of beginning, subject to the following easements, rights of way and conveyances:

- (1) Right of way to Duke Power Company dated May 4, 1950 and recorded June 23, 1950 in the R.M.C. Office for Greenville County in Deed Book 412 at page 165;
- (2) Conveyance of street known as Crescent Ridge to Greenville County, South Carolina, by deed dated July 5, 1946 and recorded on July 8, 1946 in the R.M.C. Office for Greenville County in Deed Book 295 at page 226;
- (3) Right of way to Duke Power Company recorded in the R.M.C. Office for Greenville County in Deed Book 190 at page 451 and Deed Book 166 at page 142;
- (4) Conveyance of street known as Kelley Court to the City of Greenville, South Carolina, by deed dated December 10, 1968 and recorded on December 13, 1968 in the R.M.C. Office for Greenville County in Deed Book 858 at page 5.

The above-described property includes all of Tracts 1, 2, 3, 4, and 5 and a proposed street as shown on the aforementioned plat.

ALSO:

ALL that piece, parcel or lot of land situate, lying and being on the eastern side of Azalea Court near the City of Greenville, County of Greenville, State of South Carolina, and being known and designated as the northern portion of Lot 19, of a Subdivision known as North Gardens, Section 2, plat of which is recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book EE, at page 104, having the metes and bounds as shown thereon; being all of that portion of Lot No. 19 lying north of the Duke Power Company right of way.

This is the identical property conveyed to the grantor herein by deed of Cauthen-Parker, Inc., successor to Cauthen and Parker, Inc., dated May 7, 1969, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 876 at page 595.

This conveyance is subject to all restrictions, zoning ordinances, setback lines, roadways, easements and rights of way affecting the above-described property.

(Continued on next page)