

GREENVILLE, CO. S. C. VOL 918 PAGE 627

SEP 28 1971

HORTON, DRAWDY, DILLARD, MARCHBANKS, CHAPMAN, BROWN, P. A., 307 FETTERGU STREET, GREENVILLE, S. C. 29603

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 25 3 27 PM '71
OLIE FARNSWORTH
R. H. C.

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GREENVILLE CO. S. C.
SEP 28 10 19 AM '71
OLIE FARNSWORTH
R. H. C.

KNOW ALL MEN BY THESE PRESENTS, that

LORENE D. SUTHERLAND AS COMMITTEE FOR
R. C. SUTHERLAND

in consideration of Thirty Thousand and No/100-----(\$30,000.00)

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto LINDSEY BUILDERS, INC., its successors and assigns forever:

ALL those pieces, parcels or tracts of land, situate, lying and being on the Eastern and Western sides of Citadel Street, the Northern and Southern side of Wales Avenue; the Eastern side of Kenmore Drive, the Southern side of Rockvale Drive, and the Western side of Old Grove Road in Gantt Township, Greenville County, South Carolina, being shown and designated as Lots Nos. 1, and Lots Nos. 21 through 48, inclusive, on a Plat of KENMORE TERRACE, recorded in the RMC Office for said County and State in Plat Book XX, page 7, together with adjoining undeveloped parcels which aggregate the sum of 15.71 acres, more or less, as shown on a plat of the Property of R. C. Sutherland dated May 21, 1971, made by Campbell & Clarkson Surveyors, Inc., recorded in the RMC Office for said County and State in Plat Book 4J, page 49, and having according to the last mentioned plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Western side of Old Grove Road at the corner of property now or formerly owned by Raines, and running thence S. 85-49 W., 393.4 feet to an iron pin; thence continuing along said line, S. 51-30 W., 599.9 feet to an iron pin; thence S. 0-32 W., 523.8 feet to an iron pin on Marion Court Subdivision; thence along said line, N. 85-26 W., 271.8 feet to an iron pin; thence N. 1-40 E., 153 feet to an iron pin on Kenmore Drive; thence along Kenmore Drive, S. 88-40 E., 50 feet to an iron pin; thence continuing along Kenmore Drive, N. 0-50 W., 274.8 feet to an iron pin; thence along the line of Lot 20, Kenmore Terrace, N. 89-10 E., 150 feet to an iron pin; thence along the rear lines of Lots Nos. 4 through 20 of Kenmore Terrace and crossing Wales Avenue, N. 0-50 E., 1324.5 feet to an iron pin at the corner of Lots Nos. 2 and 4 of Kenmore Terrace; thence along the line of Lot No. 2, N. 14-17 E., 152.2 feet to an iron pin on Citadel Street; thence along the Southern side of Citadel Street, N. 40-06 W., 63.8 feet to an iron pin; thence continuing along the line of Citadel Street, N. 74-50 W., 67.5 feet to an iron pin on Rockvale Drive; thence projecting a line through Citadel Street at the intersection thereof with Rockvale Drive, N. 82-02 E., 104.4 feet to an iron pin on the line of property now or formerly owned by Granger; thence along the line of property now or formerly owned by Granger and Morgan, S. 40-07 E., 1327.7 feet to an iron pin on Old Grove Road; thence along the Western side of Old Grove Road, S. 13-04 E., 114.8 feet to an iron pin:

SUBJECT, however, to the rights of the general public in and to Wales Avenue and Citadel Street, to all setback lines and drainage easements shown on the plat of Kenmore Terrace Subdivision recorded in Plat Book XX, page 7, and to utility rights of way and easements for local service in indefinite form. A portion of said property is subject to protective covenants applicable to Kenmore Terrace recorded in the RMC Office for Greenville County, S. C., in Deed Book 653, page 393.

The above described property is the remaining unsold portion of 26 acres, more or less, conveyed by John A. Carson to R. C. Sutherland by deed dated February 22, 1946, and recorded in the RMC Office for said County and State in Deed Book 288, page 148.

The above described property has been sold by Lorene D. Sutherland as Committee for R. C. Sutherland pursuant to the Decree of the Greenville County Court dated June 22, 1971, as will appear by reference to Judgment Roll K-10237 filed in the office of the Clerk of Court for Greenville County, S. C. Lorene D. Sutherland is the duly appointed Committee for R. C. Sutherland as will appear by reference to the records of the Probate Court for Greenville County contained in Apt. 882, File 2.

The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years.

(Continued on next page)

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