

herewith described and the northeasterly corner of Crenshaw property; thence running along the southeasterly side of Pendleton Street N 65-00 E 82.23 feet to a nail and cap in the said line of Pendleton Street, also constituting the northeasterly corner of the property being herewith described and the northwesterly corner of a parcel of property designated as containing 8,325 square feet; thence turning and running along the common boundary of the property herewith described and the property designated as containing 8,325 square feet S 26-39 E 108.44 feet to a nail and cap; thence turning and continuing to run along the common boundary of the property being herewith described and the property designated as containing 8,325 square feet S 56-48 E 99.50 feet to a nail and cap situate on the northwesterly side of Augusta Street and constituting the southeasterly corner of the property being herewith described and the southwest corner of the property designated as containing 8,325 square feet; thence running along the northwesterly side of Augusta Street S 32-32 W 17.65 feet to a nail and cap situate in the said northwesterly boundary of Augusta Street; thence continuing along the said northwesterly side of Augusta Street S 30-04 W 74.67 feet to a nail and cap, the point of beginning.

The above described property being a portion of that conveyed to the grantors by deed of Dixie Realty & Investment Company, executed on December 12, 1974 and recorded with the Greenville County RMC Office on January 8, 1975 in Deed Book 1012 at Page 783.

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

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, and the grantee's heirs or successors and assigns, forever. And, the grantors do hereby bind the grantors and the grantors' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee and the grantee's heirs or successors and assigns against the grantors and the grantors' heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

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