

Vol 1028 756

State of South Carolina,

County of GREENVILLE

FILED
GREENVILLE CO. S.C.
1974
AUG 22

For True Consideration See Affidavit
Book 39 Page 863

KNOW ALL MEN BY THESE PRESENTS, That NELLE GRIFFIN McPHERSON

in the State aforesaid, in consideration of the sum of Ten and No/100 (\$10.00) and other valuable consideration----- Dollars,

to me in hand paid at and before the sealing of these presents by

James C. Ryan, Jr., and Janice T. Ryan

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said James C. Ryan, Jr., and Janice T. Ryan, their heirs and assigns, forever:

-500-92-8-10

All that certain piece, parcel or lot of land situate on the West side of Belmont Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the Southern portion of Lot No. 12 and the Northern portion of Lot No. 13 as shown on a plat of Alta Vista made by R. E. Dalton, Engineer, dated June, 1925, which plat is recorded in the R.M.C. Office for Greenville County in Plat Book G at page 20 and having, according to said plat, the following metes and bounds:

BEGINNING at a point on the West side of Belmont Avenue, which point is 120 feet from the Northwestern intersection of Crescent Avenue and Belmont Avenue; and running thence N. 84-35 W. 164.75 feet to a point in the rear line of Lot No. 13; thence along the line of Lots Nos. 13 and 12 N. 4-15 E. 80 feet to a point in the rear line of Lot No. 12, which point is the rear corner of a lot now or formerly belonging to Sara T. DuPree; thence along the line of said DuPree lot S. 84-35 E. 164.75 feet to a point in the West side of Belmont Avenue; thence along the West side of Belmont Avenue S. 4-15 W. 80 feet to the point of beginning.

This is the identical property conveyed to the Grantor herein by deed of Clayte B. Anderson, dated August 22, 1974, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1005 at page 449.

The within conveyance is subject to all restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, affecting the above described property.



Greenville County
Stamps
Paid \$ 99.00
Act No. 380 Sec. 1

4328 RV-2

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