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Fant & Fant

TITLE TO REAL ESTATE - Offices of FANT & FANT, Attorneys at Law, 118 Broadus Ave., Greenville, S. C. 29601

THE STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } S.C.

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AUG 17 4 28 PM '78

DONNIE S. TANNERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, That I, Ruth Morgan Carey

in the State aforesaid, in consideration of the sum of One and No/100-----
love and affection-----(\$1.00)----- Dollars
to me in hand paid at and before the sealing of these presents
by James Edward Morgan

(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 Edward Morgan, his heirs and assigns forever:

ALL that piece, parcel or lot of land, with the buildings and improvements thereon, in the County of Greenville, State of South Carolina being known and designated as a .6 acre tract of land as shown on plat entitled "Property of Ruth M. Carey" made by W. R. Williams, Jr., Engr./Surveyor, dated October 29, 1975, and recorded in the RMC Office for Greenville County, S.C. in Plat Book 51 at Page 61, and having, according to said plat, the following metes and bounds, to-wit: -280- 499.2 -1-29.4

BEGINNING at an iron pin at the corner of property herein being conveyed and property of Morgan and Styles and runs thence along the line of property of Styles, N. 77-11 E. 214.4 feet to an iron pin; thence S. 12-29 E. 105.1 feet to an iron pin; thence S. 75-19 W. 258.6 feet to an iron pin; thence N. 8-40 E. 121.8 feet to the beginning corner.

Said property is conveyed with a right of ingress and egress hereby given to the grantor, his heirs and assigns, 10 feet in width to that one (1) acre tract of land shown on the above mentioned plat owned by the grantor. The metes and bounds of said ingress and egress are described as follows:

BEGINNING at an iron pin at the corner of property above described and property of Styles and runs thence S. 13-25 E. 129.2 feet to an iron pin; thence S. 77-11 W. 80 feet to an iron pin; thence S. 12-29 E. 10 feet to a point; thence N. 77-11 E. 90 feet to a point; thence N. 13-25 W. 139.2 feet to a point on the South side of Darby Road; thence S. 76-15 W. 10 feet to the beginning corner.

The property above is a portion of the property conveyed to the grantor herein by deed of James Gus Morgan, dated November 5, 1968 recorded in the RMC Office for Greenville County, S.C. in Deed Book 856 at Page 52 and by deed of Frank P. McGowan, Jr., Master, dated May 2, 1972, recorded in the RMC Office for Greenville County, S.C. in Deed Book 942, Page 353.

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