

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Grantee's Address: Box 6508, Sta. B
Greenville, S. C.
29606

KNOW ALL MEN BY THESE PRESENTS, that T. C. Threatt, Frank B. Halter and B. O. Thomason, Jr., as Trustees for T. C. Threatt, Kirby J. Quinn, Jr., Ralph Bailey, Jr., B. O. Thomason, Jr., C. R. Maxwell, Frank B. Halter, Robert H. Yeargin, and James H. Simkins,

in consideration of the sum of Ten and No/100ths (\$10.00), other good and valuable consideration 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 Yeargin Properties, Inc., its successors and assigns forever,

PARCEL 1:

All that piece, parcel or lot of land lying, being and situate in the City of Greenville, County and State aforesaid, being shown as a .91 acre tract, more or less, according to plat of "Property of University Ridge Apartments Trust" prepared by J. C. Hill, RLS, dated September 21, 1965, said plat being recorded in the R.M.C. Office for Greenville County in Plat Book LLL at page 1 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southern side of University Ridge, joint front corner of property of grantors and running thence with University Ridge N 71-17 E 12 feet to an iron pin; thence S 77-17 E 55 feet to an iron pin; thence S 61-53 E 35 feet to an iron pin; thence S 53-35 E 155 feet to an iron pin at intersection of McDaniel Avenue and University Ridge; thence with the curve of the intersection S 33-37 E 76.8 feet to an iron pin on McDaniel Avenue; thence with said McDaniel Avenue S 06-53 W 25 feet to an iron pin in the center of the branch; thence with center of branch as the line S 51-10 W 107 feet to an iron pin; thence continuing with the center of the branch N 68-00 W 118 feet to an iron pin, joint corner of other property of grantors; thence with new line through other property of grantors N 16 W 221.6 feet to an iron pin on University Ridge, the beginning. For a more particular description see the aforesaid plat.

This being a portion of the property conveyed to the grantors herein by deed recorded in the said R.M.C. Office in Deed Book 783 at page 531, from SCN Bank as Tr. recorded October 7, 1965.

PARCEL 2:

ALL that piece, parcel or tract of land lying, being and situate in the City of Greenville, County and State aforesaid, on the western side of McDaniel Avenue and the northern side of Knoxbury Terrace and having, according to a survey for Frank Halter, et al, dated December 4, 1967, the following metes and bounds, to wit:

BEGINNING on the western side of McDaniel Avenue, joint front corner of other property of grantors and running thence with the center of the branch as the line S 49-45 W 117.4 feet to an iron pin; thence continuing with the center of the branch as the line, the traverse of which is N 68-00 W 118 feet to an iron pin; thence S 46-18 E 35.5 feet to an iron pin; thence S 27-54 E 69.05 feet to an iron pin on Knoxbury Terrace; thence with said Knoxbury Terrace N 75-35 E 54.9 feet to an iron pin; thence with the curve of the intersection of Knoxbury Terrace and McDaniel Avenue, the chord of which is N 51-40 E 46.6 feet to an iron pin; thence with McDaniel Avenue N 08-10 E 64.7 feet to the point of beginning.

This being the identical property conveyed to the grantors herein by deed recorded in the R.M.C. Office for Greenville County in Deed Book 837 at page 147, from E.M. Apperson, et al recorded February 1, 1968.

PARCEL 3:

ALL that triagular piece, parcel or strip of land lying, being and situate in the City of Greenville, County and State aforesaid, being located approximately 42 feet off University Ridge along the common line of property now or formerly of Greerco, Inc., and grantors herein and having the following metes and bounds, to wit:

0.329

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