

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

VOL 1066 PAGE 575

OCT 11 4 21 PM '77
DONNIE S. TANKERSLEY
R.H.C.

KNOW ALL MEN BY THESE PRESENTS That Patterson-Taylor Builders, Inc.

in the State aforesaid, in consideration of the sum of One (\$1 00) Dollar and the
premises Dollars

to Quail Ridge Properties, a Joint Venture consisting of Realtec Management, Inc. and John D. Patterson
by Patterson-Taylor Builders, Inc.

(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 Quail Ridge Properties, a Joint Venture, consisting of Realtec Management, Inc. and John D. Patterson, its successors and assigns, the following described property:

all that piece, parcel or lot of land in Township Greenville,

County, State of South Carolina, near the City of Greenville, and having, according to plat entitled "Property of Patterson-Taylor Builders, Inc." dated March 9, 1976, prepared by C. O. Riddle, R.S., and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5-0, at Page 69, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Devenger Road, and running thence with the center of Devenger Road, the following courses and distances: S. 85-17 E. 300 feet, S. 87-12 E. 100 feet, N. 78-47 E. 106.2 feet to an iron pin at the joint corner of subject property and property now or formerly of Hubert Vaughn; thence with the line of property now or formerly of Vaughn, N. 69-44 E. 250 feet to an iron pin at the joint corner of property now or formerly of Vaughn and property now or formerly of J. Henry Chapman, thence with the line of property now or formerly of Chapman, S. 42-01 E. 718.1 feet to an iron pin in the line of property now or formerly of Mamie Vaughn; thence with the line of property now or formerly of Mamie Vaughn, the following courses and distances: S. 80-51 W. 200.1 feet to an iron pin, S. 78-14 W. 920.3 feet to an iron pin in the center line of Boiling Springs Road; thence with the center line of Boiling Springs Road, the following courses and distances: N. 16-00 W. 220.7 feet, N. 13-15 W. 100 feet, N. 8-09 W. 123.25 feet, N. 4-24 W. 244.1 feet to the point of beginning.

.195 - 534.2 - 1 - 31 -> 10.44 Ac

LESS, HOWEVER,, from the property described hereinabove all that certain piece, parcel or lot of land containing 1.16 acres, more or less, situated lying and being on the southern side of Devenger Road all as more fully shown on deed from Patterson-Taylor Builders, Inc. to Marvin Hagood, dated April 9, 1976, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1034, at Page 559 on April 12, 1976.

This conveyance is made subject to that certain mortgage of Sand Tar Developers, Inc. to Edward D. Gilmer, in the original principal sum of \$80,000.00, dated October 27, 1972, and recorded in the RMC Office for Greenville County, South Carolina, on October 20, 1972, in Mortgage Book 1255, at Page 255, and mortgage of Sand Tar Developers, Inc. to First Piedmont Bank & Trust Company, dated December 5, 1973, and recorded in
(continued on back of this page)

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