

110 Manley St. 29602

Vol 1975 No 817

TITLE TO REAL ESTATE—Prepared by Haynsworth, Perry, Bryant, Marion & Johnstone, Attorneys at Law, Greenville, S. C.

State of South Carolina,  
County of GREENVILLE

FILED  
GREENVILLE CO. S. C.  
MAR 23 2 47 PM '70  
DONNIE S. TANKERSLEY  
R.H.C.

KNOW ALL MEN BY THESE PRESENTS, That THOMAS RUNGE MARTIN, individually and as Trustee for Thomas Runge Martin, William Runge Martin and Eyl Runge Martin, pursuant to Trust Agreement dated January 31, 1970 in the State aforesaid, in consideration of the sum of One and No/100 (\$1.00) Dollar and distribution of the assets of the aforementioned Trust to the beneficiaries

to me in hand paid at and before the sealing of these presents by Thomas Runge Martin, William Runge Martin and Eyl Runge Martin

(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 THOMAS RUNGE MARTIN, WILLIAM RUNGE MARTIN and EYL RUNGE MARTIN, their heirs and assigns forever:

All that certain piece, parcel or lot of land with improvements thereon being known and designated as the southern portion of parcel number 7 according to a plat in the RMC Office for Greenville County, South Carolina, in Plat Book JJJ at page 124, prepared by Piedmont Engineers on February 21, 1966, and certain metes and bounds on that certain plat recorded in the said RMC Office in Plat Book S at page 141, reference to both plats are hereby craved for the following description, and it being the intention of the grantor to convey to the grantees all of that parcel with easements and parking area from the rear wall of said building in a southerly direction to Augusta Road.

BEGINNING at the corner of Augusta Road and East Plaza and running thence S 46-27 E 124.78 feet, more or less; thence S 27-37 W along a 20 foot alley which is an easement for other property owners also; thence 180 feet more or less to a point 10 feet passed the rear line of the building located on said property; thence N 62-21 W 120 feet more or less to the sidewalk on East Plaza, which point is 10 feet from the rear corner of the building on said property; thence N 27-37 E 207.85 feet more or less to the beginning corner.

This conveyance is made subject to easements, and rights of way shown on the aforementioned plats and the description includinds a 20 foot alley on the eastern side of said property which is for the use of property adjoining said alley and to the rear of the property conveyed herein.

This is the identical property conveyed to the grantor herein by deed of W. W. Kellett, Jr. and Frank Halter, Trustees of Lewis Plaza Trust, recorded in the RMC Office for Greenville County, S. C., in Deed Book 884, page 525, on February 19, 1970.

The aforementioned Trust Agreement is recorded in the RMC Office for Greenville County, S. C., in Deed Book 1075, page 820.

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