

LESS, HOWEVER, the following parcels lying within the above described boundary, which are specifically excepted from this conveyance:

- (1) All numbered subdivision lots shown on the aforementioned plat;
- (2) That tract containing 10 acres, more or less, on Green Valley Drive and Crapemyrtle Drive (Sunrise Valley Road), shown on the aforementioned plat, now owned by the grantee herein and more particularly described as Parcel No. 1 in exception set forth in deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 719 at page 11;
- (3) That triangular lot measuring 95.15 feet on Sunrise Valley Road, adjoining Lot No. 27 shown on the aforementioned plat, and conveyed by Surety Investment Company to Helen A. Cox by deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 844 at page 527.

II. All that piece, parcel or lot of land situate, lying and being on the Southwest side of Foot Hills Road, near Travelers Rest, in the County of Greenville, State of South Carolina, shown on the aforementioned plat, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Southwest side of Foot Hills Road at the Southeastern corner of Lot No. 74, and running thence with the Southwest side of said road S. 35-24 E. 100 feet to an iron pin, and S. 44-29 E. 75 feet to an iron pin at the Northeastern corner of Lot No. 75; thence with the Northerly line of said Lot No. 75 S. 55-36 W. 167.4 feet to an iron pin at the Northwestern corner of said Lot No. 75; thence N. 57-02 W. 226.4 feet to an iron pin at the joint rear corner of Lots Nos. 73 and 74; thence with the Southerly line of Lot No. 74 N. 62-53 E. 249.7 feet to the point of beginning.

III. All the right, title and interest of the grantor in and to a strip of land lying along both sides of Reedy River at Roe Ford Road, near Travelers Rest, in the County of Greenville, State of South Carolina, shown on the aforementioned plat, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Easterly side of Roe Ford Road at the Northwesterly corner of Lot No. 11 and running thence (with the line of Lots Nos. 11 through 7) N. 43-28 E. 306.2 feet to an iron pin, N. 43-57 E. 88.8 feet to an iron pin, N. 24-33 E. 211 feet to an iron pin, N. 27-19 E. 187.4 feet to an iron pin, N. 36-55 E. 102.6 feet to an iron pin, N. 29-50 E. 132.3 feet to an iron pin at the Northwesterly corner of Lot No. 7; thence crossing Reedy River N. 20-51 W. 36.77 feet to an iron pin at the Southeasterly corner of Lot No. 15; thence (with the line of Lots Nos. 15, 14 and 12) S. 33-09 W. 288.3 feet to an iron pin, S. 23-46 W. 266 feet to an iron pin, S. 36-15 W. 200 feet to an iron pin, S. 44-37 W. 260 feet to an iron pin on the Easterly side of Roe Ford Road at the Southwesterly corner of Lot No. 12; thence with the Easterly side of Roe Ford Road S. 6-57 E. 44.9 feet to an iron pin, the point of beginning.

The property hereby conveyed consists of 144 acres, more or less, exclusive of the parcels specifically excepted from this conveyance, and is a portion of the property conveyed to the Grantor herein by Liberty Properties, Inc., by its deed dated January 3, 1978, and recorded in the R.M.C. Office for Greenville County, South Carolina, on March 9, 1978, in Deed Book 1075 at page 71.

This conveyance is subject to all restrictions, setback lines, roadways, easements, and rights of way, if any, affecting the property hereby conveyed.

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