

FILED
OFFICE OF THE RECORDER OF DEEDS
SOUTH CAROLINA

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
TITLE TO REAL ESTATE
WILEY & ASSOCIATES

118,625.00

KNOW ALL MEN BY THESE PRESENTS, that WILEY & ASSOCIATES, A PARTNERSHIP, in consideration of ONE HUNDRED EIGHTEEN THOUSAND SIX HUNDRED TWENTY-FIVE & no/100 (\$ 118,625.00) Dollars, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto WESTMINSTER COMPANY, INC., its successors and assigns,

All those pieces, parcels or tracts of land situate, lying and being in the City of Mauldin, County of Greenville, State of South Carolina, being known and designated as Tract "A" containing 1.00 acres and Tract "B" containing 8.49 acres as shown on plat entitled "Property of W. R. Austin" prepared by Heaner Engr. Co., Inc. dated May 9, 1979 and revised June 27, 1979, and having according to said plat the following metes and bounds, to-wit: (SEE PLAT BOOK 1-G AT PAGE 21)

TRACT "A": Beginning at an old iron pin on the western side of Miller Road, the joint corner of Tract "A" and property now or formerly of Lily S. Blakely, and running thence with Miller Road, S. 6-35 W. 157.60 feet to a new iron pin in the line of Tract "B"; thence running with the joint line of Tracts "A" and "B", N. 88-58 W. 279.71 feet to a new iron pin; thence continuing with the joint line of Tracts "A" and "B", N. 6-35 E. 157.60 feet to an old iron pin in line of property now or formerly of Lily S. Blakely; thence running with the line of said property, S. 88-58 E. 279.71 feet to an old iron pin on the western side of Miller Road, the point of beginning.

TRACT "B": Beginning at a new iron pin on the western side of Miller Road, the joint corner of Tracts "A" and "B", and running thence with Miller Road S. 6-35 W. 50.24 feet to a new iron pin, the joint corner of Tracts "B" and "C"; thence running with the joint line of said tracts, N. 88-58 W. 253.00 feet to a new iron pin; thence S. 0-0 E. 112.68 feet to a new iron pin; thence N. 90-00 W. 252.20 feet to a new iron pin; thence S. 37-32 W. 270.39 feet to a new iron pin; thence N. 52-28 W. 368.41 feet to a new iron pin in a branch; thence with the centerline of the branch as the line, N. 34-00 E. 283.41 feet to an old iron pin; thence leaving said branch and running with the line of property now or formerly of Watson Green, N. 20-09 W. 413.29 feet to an old iron pin in line of property now or formerly of Annie S. Fowler; thence running with the line of said property, S. 53-43 E. 244.21 feet to an old iron pin; thence N. 34-30 E. 180.00 feet to a new iron pin in line of property now or formerly of Lily S. Blakely; thence continuing with the line of said property, S. 50-57 E. 503.80 feet to an old iron pin, the joint corner of Tracts "A" and "B"; thence continuing with the joint line of said tracts, S. 6-35 W. 157.60 feet to a new iron pin; thence S. 88-58 E. 279.71 feet to a new iron pin on the western side of Miller Road, the point of beginning.

This is a portion of the same property conveyed to the grantor herein by Harry Jones and Barbara B. Jones by deed dated and recorded June 8, 1973 in deed volume 976 at page 417 in the RMC Office for Greenville County, S. C. and is conveyed subject to any restrictions, easements, rights of way and/or zoning ordinances that may appear of record, on any plat(s) or on the premises.

GRANTEE'S ADDRESS: Westminster Company, Inc., PO Box 5239 - Station B, Greenville, S. C. 29606

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee and the grantee's successors and assigns, forever. And, the grantor does hereby bind the grantor and the grantor's successors, executors and administrators to warrant and forever defend all and singular the premises unto the grantee and the grantee's successors and against

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STATE OF SOUTH CAROLINA
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GREENVILLE COUNTY
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