

NOW, Therefore, Know all men by these Presents, that I, W. Daniel Yarborough Jr. as Master, in and for the County of Greenville, aforesaid, in consideration of the sum of Forty Thousand and No/100-----(\$40,000.00)----- Dollars, to me paid by the said Ronald L. Nix

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 Ronald L. Nix:

ALL that piece, parcel or lot of land situate, lying and being on the Northwestern side of Foxwood Lane, near the City of Greenville, County of Greenville, State of South Carolina, and known and designated as Lot No. 16 of a subdivision known as Pebblecreek, Phase II, Section III, plat of which is recorded in the RMC Office for Greenville County, S.C. in Plat Book 6H, at Page 87, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northwestern side of Foxwood Lane, at the joint front corner of Lots Nos. 15 and 16, and running thence with the joint line of said lots, N. 29-59-43 W. 191.29 feet to the center of a creek, iron pin set back twenty-five feet, more or less, from center line of said creek; running thence with a traverse line, N. 32-13 E. 111.18 feet to an iron pin twenty feet, more or less, from the center line of said creek, it being the intersection that the center line of said creek is the boundary line; running thence with the line of Lot No. 17, S. 30-11-11 E. 231.50 feet to an iron pin on the Northwestern side of Foxwood Lane, S. 56-11-09 W. 100 feet to an iron pin, the point of beginning.

The property was sold subject to any past due or accruing property taxes.

The property was sold subject to the terms and conditions of that certain first mortgage held by First Federal Savings and Loan Association in the original amount of \$60,000.00 recorded in Mortgage Book 1454 at Page 62, December 29, 1978 with the balance due at the time of sale being \$58,508.24.

This is the same property conveyed to Greg L. Turner by deed of Pebblepark, LTD., a S.C. limited partnership dated and recorded December 29, 1978 in the RMC Office for Greenville County in Deed Book 1094 at Page 588.

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