

Route 5, Old Grove Road
Piedmont S. C. 29673

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

State of South Carolina,
County of GREENVILLE

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KNOW ALL MEN BY THESE PRESENTS, That We, Chester A. Smith, III, and Margaret E. Smith

in the State aforesaid, in consideration of the sum of One Hundred Sixty-Two Thousand and no/100--
-----(\$162,000.00)----- Dollars,

to us in hand paid at and before the sealing of these presents by L. Stewart Spinks and Martha S. Spinks

(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 L. Stewart Spinks and Martha S. Spinks, their heirs and assigns, forever,

All that piece, parcel or lot of land containing 9.57 acres, more or less, situate, lying and being on the eastern side of Old Grove Road in the County of Greenville, State of South Carolina, being shown on plat entitled "Property of Chester A. Smith, III and Margaret E. Smith", prepared by Piedmont Engineers, dated May 21, 1980, recorded in the RMC Office for Greenville County in Plat Book 8-A, at page 9, and having, according to said plat and a more recent plat entitled "Property of L. Stewart Spinks", prepared by Piedmont Engineers, dated February 21, 1983, the following metes and bounds:

BEGINNING at a nail and cap in the center of Old Grove Road and at the joint corner of property herein conveyed and property now or formerly of Margaret Trammell and running thence with the line of Margaret Trammell S. 82-00 E. 624.1 feet to an iron pin in the line of property now or formerly of Harrison Trammell, Jr.; thence with the line of Harrison Trammell, Jr. S. 3-26-21 E. 637.62 feet to an iron pin in the line of property of W. H. Trammell; thence with the lines of property of W. H. Trammell and B. C. Trammell N. 87-16-50 W. 640.26 feet to a nail and cap in the center of Old Grove Road; thence with the center of Old Grove Road N. 2-09-59 W. 135.8 feet to a nail and cap; thence continuing with the center of Old Grove Road N. 1-10-11 W. 557.53 feet to the point of beginning.

20 (51) 406-1-4.5

This is the identical property conveyed to the Grantors herein by deed of Margaret B. Trammell, et al., dated May 30, 1980, and recorded in the RMC Office for Greenville County, South Carolina, in Deed Book 1126, at page 695, on May 30, 1980

The within conveyance is subject to such restrictions, setback lines, zoning ordinances, utility easements and rights of way, if any, as may affect the above described property.

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