

Grantee's Address: 2 Paragon Drive
Montvale, New Jersey 09645

1051 533

TITLE TO REAL ESTATE—Offices of Farle, Bozeman & Grayson, Attorneys at Law, Greenville, S. C.

FILED
STATE OF SOUTH CAROLINA }
GREENVILLE }
COUNTY OF GREENVILLE }
FEB 23 3 19 1977

DOCUMENTARY STAMP TAX 850.00

KNOW ALL MEN BY THESE PRESENTS, that T. C. Threatt

in consideration of Four Hundred Twenty-Five Thousand and 00/100 (\$425,000.00)-----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 The Great Atlantic & Pacific Tea Company, Inc., a Maryland Corporation, its successors and assigns,

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, shown on a plat entitled, "Survey for The Great Atlantic & Pacific Tea Co., Inc." dated November 23, 1976, reference distance to Mauldin Road added February 22, 1977, prepared by Piedmont Engineers-Architects-Planners and having according to said plat the following metes and bounds, to-wit:

MISS - 1 - G. X
159 - MISS - 1 - G. X feet

BEGINNING at an iron pin located S. 61-26 W. /19.66 S. 18-20 W. 80.6 feet, S. 15-26 E. 100 feet and S. 12-39 E. 330 feet, south of the intersection of S. C. Highway No. 291 and Mauldin Road (S.C. Highway No. 30) said iron pin being on the eastern right-of-way of S. C. Highway No. 291; thence running along the eastern right-of-way of said highway N. 12-39 E. 330.0 feet to an iron pin on the right-of-way and being a joint corner with Texaco, Inc.; thence running S. 50-02 E. 185.0 feet along Texaco, Inc. to an iron pin and continuing with line of Texaco, Inc. N. 16-57 E. 200.0 feet to an iron pin on right-of-way of Mauldin Road (S.C. Highway No. 30); thence running along right-of-way of Mauldin Road, S. 50-04 E. 522.0 feet to an iron pin, joint corner with T. C. Threatt Property; thence running S. 30-12 W. 395.0 feet along T. C. Threatt to an iron pin and continuing with T. C. Threatt line N. 59-15 W. 551.48 feet to an iron pin on eastern right-of-way of S. C. Highway No. 291 being the point of BEGINNING.

Being a portion of the property conveyed to the Grantor by deed recorded in the R.M.C. Office for Greenville County in Deed Book 993 , Page 205, the same being recorded Jan. 31, 1974. Property conveyed by Kingroads Development *

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(s), and the grantee(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 23rd day of February, 1977.

SIGNED, sealed and delivered in the presence of:

T. C. Threatt (SEAL)

Patrick H. Grayson
Louise Sloan

GREENVILLE COUNTY DOCUMENTARY TAX 467.50 FEB 23 1977

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)/he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)/he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 23rd day of February, 1977.

Patrick H. Grayson (SEAL)
Notary Public for South Carolina
My Commission Expires 11-19-79

Louise Sloan

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish, unto the grantee(s) and the grantee(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

23rd day of February, 1977.
Patrick H. Grayson (SEAL)
Notary Public for South Carolina
My Commission Expires 11-19-79

Jertine P. Threatt

RECORDED this 3:19 P. M. No. 22206 day of FEB 23 1977

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