

STATE OF SOUTH CAROLINA,

KNOW ALL MEN BY THESE PRESENTS; That

Eliza A. Taylor (widow), of Greenville County, South Carolina, Party of the first part, for and in consideration of the sum of THIRTY THOUSAND DOLLARS (\$30,000) to her paid by the grantee hereinafter named at and before the ensealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

SOUTHERN RAILWAY COMPANY, a corporation organized and existing under the laws of the State of Virginia, party of the second part,

ALL that certain tract, piece or parcel of land situate in the City of Greenville, County of Greenville and State of South Carolina, more particularly described as follows:

BEGINNING at a point in the easterly line of property of The Atlanta and Charlotte Air Line Railway Company one hundred nine (109) feet distant northwardly (measured along said property line) from the intersection of said property line with the northerly line of Washington Street; said point of beginning being also two hundred (200) feet distant eastwardly (measured at a right angle) from center line of the original main track of The Atlanta and Charlotte Air Line Railway Company measured from a point one hundred seventy-three and five-tenths (173.5) feet southwardly (along said center line) from Milepost 484; said beginning point being also a common corner of property of grantor herein and property of Hugh Bennet McGill; and running thence northwardly, along easterly line of property of The Atlanta and Charlotte Air Line Railway Company parallel with and two hundred (200) feet distant eastwardly (measured at a right angle) from center line of said original The Atlanta and Charlotte Air Line Railway Company main track, a distance of eight hundred seventy (870) feet, more or less, to the northwesterly corner of property of grantor herein, said corner being also thirty-seven (37) feet distant northwardly (measured along said easterly property line) from the northerly line of Beech Street (not open); thence eastwardly, by a line making an interior angle of  $92^{\circ} 23'$  with last mentioned course, along property line of grantor herein, a distance of one hundred twenty and one-tenth (120.1) feet, more or less, to the westerly line of Cook Street; thence southwardly, along the westerly line of Cook Street, said line making an interior angle of  $87^{\circ} 37'$  with last mentioned course, a distance of eight hundred seventy-four and five-tenths (874.5) feet, more or less, to intersection with dividing line between property of the grantor and property of said Hugh Bennet McGill; thence westwardly, by a line making an interior angle of  $90^{\circ} 14'$  with last mentioned course, along said dividing line, a distance of one hundred twenty (120) feet, more or less, to the point or place of beginning; containing 2.402 acres, more or less;

SUBJECT, however, to such rights as the City may have in and to the areas of Beech Street (not open), Ashe Street (not open) and Taylor (or Maple) Street (open) lying within the boundaries hereinbefore described; it being understood that said street areas are to be vacated by the City and the streets permanently closed; it being the intention hereof that the grantor hereby conveys unto the grantee all of her reversionary interest, and all of her right, title and interest, in and to said street areas.

Said property hereinbefore described (including said street areas) is shown in yellow outline on blue print of Drawing No. E-1324, dated March 18, 1946, prepared in the office of Chief Engineer, Maintenance of Way & Structures of Southern Railway Company at Charlotte, North Carolina, hereunto annexed and made a part of this deed.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD all and singular the land and premises before mentioned unto the said Southern Railway Company, party of the second part, its successors and assigns, forever.

And said Eliza A. Taylor, party of the first part, does hereby bind herself and her heirs, executors and administrators, to warrant and forever defend all and singular the said land and premises hereby conveyed unto the said Southern Railway Company, party of the second part, its successors and assigns, against herself and her heirs, and against every person whomsoever