

TITLE TO REAL ESTATE BY A CORPORATION

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STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Carolina National Mortgage Investment Co., Inc. A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at Charleston, State of South Carolina, in consideration of Exchange of property valued at \$ 300.00 Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto H. C. Harper, his heirs and assigns, forever:

ALL that certain piece, parcel or tract of land, with all improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, adjacent to other property of the Grantor and to property now or formerly owned by Camperdown Co., Inc., consisting of approximately 610 square feet, according to a plat dated August, 1973, revised January, 1974, prepared by Dalton & Neves Co., Engineers, entitled "Plat of Camperdown Property", and having, according to said plat, the following metes and bounds:

BEGINNING at a point lying south of the right-of-way of Atlantic Coast Line Ry. and being the easternmost point of the larger tract owned by Grantor (containing 0.47 acres) shown on a plat recorded in the R.M.C. Office of Greenville County in Plat Book 5B at Page 24; thence along the boundary of said property now or formerly owned by Camperdown Co., Inc., S. 71-53 W. 51.47 feet to a point; thence along the line of said other property owned and retained by Grantor N. 4-54 W. 24.34 feet to an iron pin; thence S. 80-49 E. 51.66 feet to a point, the point of beginning.

This conveyance is made subject to any and all easements, restrictions, rights-of way, or other encumbrances of record.

This property is a portion of the tract conveyed to the Grantor by Deed of Fidelity Trust Corporation recorded in Deed Book 984 at Page 433.

ALSO, Grantor hereby grants, bargains, sells and releases to the Grantee, his heirs and assigns, a right-of-way and easement across the property of Grantor referred to above, conveyed to Grantor by deed recorded in Deed Book 984 at Page 433, and shown on a plat recorded in Plat Book 5D at Page 24 (hereinafter called "larger tract"), and across other property conveyed to Grantor by deed of even date herewith from H. C. Harper (hereinafter called "smaller tract"), said smaller tract being adjacent to the larger tract; said right-of-way and easement being twenty (20) feet in width, the exact dimensions of which will be set and determined by the Grantor and Grantee by the construction of a driveway giving access to the property of H. C. Harper, located adjacent to the smaller tract from Falls Street. Said right-of-way and easement, and the driveway constructed thereon, shall lie and be constructed within the following bounds and limits:

-500 - 14' OF EG - 2-1  
CUT OF EG - 2-2

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

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized officers, this 16<sup>th</sup> day of April 1974.

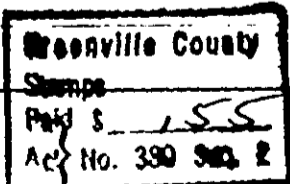
SIGNED, sealed and delivered in the presence of:

Carolina National Mortgage Investment Co., Inc.  
A Corporation Co., Inc.  
By: *[Signature]*

*[Signature]*  
President

*[Signature]*  
Comptroller

*[Signature]*  
*[Signature]*



STATE OF SOUTH CAROLINA  
COUNTY OF Charleston

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor'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 16<sup>th</sup> day of April 1974  
*[Signature]* (SEAL)

*[Signature]*

Notary Public for South Carolina.  
My commission expires: Aug. 18, 1977

RECORDED this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_ at \_\_\_\_\_ M., No. \_\_\_\_\_

(CONTINUED ON NEXT PAGE)

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