

State of South Carolina TITLE TO REAL ESTATE

GREENVILLE COUNTY Know All Men by These Presents:

That Plexico-Francis Enterprises, a Partnership, hereafter referred to as Grantor, in consideration of the sum of Ten (\$10) Dollars and other valuable consideration DOLLARS, paid to Grantor by R. D. Garrett hereafter referred to as Grantee, at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, his heirs and assigns, forever:

ALL that certain piece, parcel or tract of land containing 20.08 acres, more or less, situate, lying and being on the Northern side of Rutherford Road - Old U. S. Highway No. 29 near the City of Greenville, County of Greenville, State of South Carolina, and being a portion of the property shown on a plat entitled "Property of the Brent Corporation" dated November 28, 1972, and revised January 23, 1973, and February 23, 1973, prepared by Campbell & Clarkson Surveyors, Inc. and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4T at Page 73, and having according to another plat entitled "Property of Brent Corporation" dated November 28, 1973, revised February 23, 1973, prepared by Campbell & Clarkson Surveyors, Inc., the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Rutherford Road - Old U. S. Highway No. 29 at the joint front corner of the premises herein described and property now or formerly of Black and running thence with the line of property now or formerly of Black, N. 17-35 E., 988.18 feet to an iron pin at the joint rear corner of the premises herein described and property now or formerly owned by Brent Corporation; thence with the line of said property S. 72-25 E., 944.06 feet to an iron pin; thence continuing with the line of said other property, S. 17-35 W., 890.09 feet to an iron pin on the Northern side of the right-of-way of Rutherford Road - Old U. S. Highway No. 29; thence with the said right-of-way of the Northern side of Rutherford Road - Old U. S. Highway No. 29, the following courses and distances: N. 79-05 W., 17.41 feet to an iron pin; N. 75-52 W., 695.75 feet to an iron pin; thence N. 78-04 W., 54.38 feet to an iron pin; N. 82-55 W., 52.24 feet to an iron pin; N. 87-15 W., 70.34 feet to an iron pin; S. 87-36 W., 62.62 feet to the point of beginning. - 276-T29.4-1-34.1

The above described property is hereby conveyed subject to rights-of-way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and actually existing on the ground affecting said property. (see back)

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining; TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee and Grantee's Heirs/Successors and Assigns forever. AND Grantor does hereby bind Grantor and Grantor's Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto Grantee and Grantee's Heirs/Successors and Assigns against Grantor and Grantor's Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the hand and seal of Grantor this 6 day of May, 1974. Plexico-Francis Enterprises, a Partnership (Seal) Signed, Sealed and Delivered in the Presence of BY: (Seal) Ellen J. Taylor BY: (Seal) Greenville County Stamps Tax \$28.60 Act No. 360 Sec. 1 Grantor

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY Personally appeared before me the undersigned witness and made oath that he saw Grantor sign, seal and as Grantor's act and deed deliver the written deed and that said witness together with the other witness whose name is also subscribed witnessed the execution of the within deed by Grantor. Sworn to before me this 6 day of May, 1974. (Seal) Notary Public for South Carolina My Commission expires 12/16, 1984 For True Consideration See Affidavit Book 39 Page 114

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY RENUNCIATION OF DOWER unto all whom it may concern, that Mrs. this day appear before me, and upon being privately and separately examined, pulsion, dread or fear of any person or persons whomsoever, renounce, release and Assigns, all her interest and estate, and also all her right and claim of Dower GIVEN under my hand and seal this day of 19 (Seal) Notary Public for South Carolina My Commission expires 19 Recorded this day of 19 at M., No. (CONTINUED ON NEXT PAGE)



Vertical stamp on the right margin: 998 399

Vertical stamp on the right margin: 4328 RV-2