

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE COUNTY, S.C.
FILED
MAR 3 2 54 PM '80
R.M.C. DEPT. OF RECORDS

BOOK 1121 PAGE 473

KNOW ALL MEN BY THESE PRESENTS, that LIBERTY LIFE INSURANCE COMPANY
A Corporation chartered under the laws of the state of South Carolina, and having a principal place of business at
Greenville, State of South Carolina, in consideration of ONE HUNDRED, EIGHTY-EIGHT
THOUSAND, FIVE HUNDRED, FIVE AND NO/100 (\$188,505.00) 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
PICANOL OF AMERICA, INC., its successors and assigns:

All that certain piece, parcel or lot of land situate, lying and being on the southwest
side of Pelham Road being known and designated as Lot 13 on a plat of Commerce Center
Subdivision, Phase I, recorded in the R. M. C. Office for Greenville County in Plat Book
7-C at Page 99, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of Pelham Road at the intersection
of Pelham Road and Commerce Drive and running thence with the southwest side of Pelham
Road S 75-16-42 E 409.43 feet to an iron pin; thence continuing with the southwest side of
Pelham Road S 76-27-52 E 57.80 feet to an iron pin at the joint corner of Lot 13 Commerce
Center and property of the Roslin Corporation; thence with the joint property line of Lot 13
and property of the Roslin Corporation S 25-12-26 W 540.07 feet to an iron pin; thence con-
tinuing with said joint line of Lot 13 and property of the Roslin Corporation S 25-12-26 W
140 feet to an iron pin; thence continuing along the joint line of Lot 13 and property of the
Roslin Corporation S 60-10-04 E 90.72 feet to an iron pin; thence along the joint line of
Lot 13 and property of the Greenville County Sewer Authority S 29-51-38 W 265 feet to an
iron pin; thence running along the joint property line of Lots 12 and 13 Commerce Center
N 64-55-46 W 584.31 feet to an iron pin on the southeast side of Commerce Drive; thence
running along the southeast side of Commerce Drive N 29-28-12 E 415 feet to an iron pin;
thence continuing along the southeast side of Commerce Drive N 29-28-12 E 241.60 feet
to an iron pin; thence continuing along the southeast side of Commerce Drive N 22-05-45
E along an arc of 123.55 feet, the length of the cord of which is 123.21 feet; thence con-
tinuing along the southeast side of Commerce Drive N 14-43-18 E 54.84 feet to an iron pin;
thence continuing along Commerce Drive N 59-43-18 E 42.43 feet to the point of beginning.

This conveyance is subject to all plats, covenants, restrictions, setback lines, road-
ways, easements, zoning ordinances and rights of way affecting the above described property.

This is a portion of the property conveyed to Grantor by The South Carolina National
Bank, Greenville, South Carolina Branch, Trustee for Modern Office Machines, Inc. Pro-
fit Sharing Plan Under Agreement dated March 31, 1967, by deed dated November 19, 1979,
recorded November 19, 1979, in Deed Volume 1115 at Pages 966 and 967 of the R. M. C.
Office for Greenville County.

16-195-533.6-1-13

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 3rd day of March 1980

SIGNED, sealed and delivered in the presence of:

John Ward Pickett

Elaine R. Huttenstein

LIBERTY LIFE INSURANCE COMPANY (SEAL)

A Corporation

By:

Robert H. Williams
President Vice President

Martha J. Williams
Assistant Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 its 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 3rd day of March 1980

Anita S. Turner (SEAL)

John Ward Pickett

Notary Public for South Carolina.

My commission expires: July 19, 1989

RECORDED this MAR 3 1980 day of

at 2:54 P.M. 26245-19

GREENVILLE COUNTY, S.C. TAX 207.90

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