

State of South Carolina,

S. C.

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KNOW ALL MEN BY THESE PRESENTS, That MARKET SQUARE ASSOCIATES, INC., a North Carolina corporation,

~~XXXXXXXXXXXXXXXXXXXX~~

in consideration of the

sum of Three Dollars (\$3.00) and other good and valuable consideration

paid by MARKET SQUARE PARTNERS, LTD., NO. 2, a North Carolina limited partnership,

~~XXXXXXXXXXXXXXXXXXXX~~

have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said MARKET SQUARE PARTNERS, LTD., NO. 2, its successors and assigns:

Legal Description: Tract One, Greenville County, South Carolina

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 50 shown on a plat of the subdivision of PALMETTO DOWNS, Section II, recorded in the RMC Office for Greenville County in Plat Book 7-C at Page 96 and being a portion of the property conveyed to the Grantor by Market Square Associates, Inc. by Deed dated 4/1/82 and recorded on 4/8/82 in the RMC Office for Greenville County, S.C., in Deed Book 1165 at Page 106. 11(195) 540.17-1-66

Legal Description: Tract Two, Greenville County, South Carolina

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 11 shown on a plat of the subdivision of FOREST ACRES, Sec. 1, recorded in the RMC Office for Greenville County in Plat Book 8-P at Page 35 and being a portion of the property conveyed to the Grantor by Market Square Associates, Inc. by Deed dated 4/1/82 and recorded on 4/8/82 in the RMC Office for Greenville, S.C., in Deed Book 1165 at Page 106. 12(276) T29. 4-1-56

Legal Description: Tract Three, Greenville County, South Carolina

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 1-C of a subdivision known as WOODWIND TOWNHOUSES, Phase I, according to a plat thereof, dated December 2, 1981, prepared by Heaner Engineering Co., Inc., and recorded in the RMC Office for Greenville County in Plat Book 8-P at Page 52, and having such metes and bounds as shown thereon. This is for the property conveyed to the Grantor by Market Square Associates, Inc. by Deed dated 4/1/82 and recorded on 4/8/82 in the RMC Office for Greenville County, S.C., in Deed Book 1165 at Page 106.

Legal Description: Tract Four, Greenville County, South Carolina 15(799) M4.7-1-11 & 14

All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 4-C of a subdivision known as WOODWIND TOWNHOUSES, Phase I, according to a plat thereof, dated December 2, 1981, prepared by Heaner Engineering Co., Inc., and recorded in the RMC Office for Greenville County in Plat Book 8-P at Page 52, and having such metes and bounds as shown thereon. This is for the property conveyed to the Grantor by Market Square Associates, Inc. by Deed dated 4/1/82 and recorded on 4/8/82 in the RMC Office for Greenville County, S.C., in Deed Book 1165 at Page 106.

These properties are conveyed subject to the following exceptions:

TRACTS THREE AND FOUR:

1. Restrictions, reservations, zoning ordinances, rights-of-way or easements that may appear of record, on the recorded plat or on the premises.
2. That Lease Agreement dated February 26, 1982, by and between Barry L. Cook as Lessor and The Fortis Corporation as Lessee.
3. The fee title to the above lots is bounded by other lots and common property which has not been dedicated or accepted by the public and the fee title to said lots is shown on said recorded plat of WOODWIND TOWNHOUSES, Phase I, as abutting upon such common property has been conveyed to the Woodwind Townhouses Association, Inc., for the common enjoyment of all the residents in WOODWIND TOWNHOUSES, Phase I, as evidenced by Deed recorded January 8, 1982, in Deed Vol. 1160 at Page 816 of the RMC Office for Greenville County, South Carolina.

TRACTS ONE AND TWO:

1. Restrictions, reservations, zoning ordinances, rights-of-way or easements that may appear of record, on the recorded plat or on the premises.
2. That Lease Agreement dated February 26, 1982, by and between Barry L. Cook as Lessor and The Fortis Corporation as Lessee.

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