

18 Ave Blvd
Greenville, SC 29607

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S.C.
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R.M.C. SANDERSLEY

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, That CROWN CENTRAL PETROLEUM CORPORATION, a corporation chartered under the laws of the State of Maryland and having its principal place of business at One North Charles, Baltimore, Maryland, 21201, for and in consideration of the sum of FOURTEEN THOUSAND DOLLARS (\$14,000.00) to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto ROSE M. SCHRODER, Trustee for William Moore Schroder, Harriet Choice Schroder, Rose Schroder Murphy and Fred E. Schroder, Jr., her successors and assigns, forever:

ALL that piece, parcel of lot of land with the buildings and improvements thereon, situate on the Southerly side of Augusta Road (U.S. Highway No. 25), in Cantt Township, Greenville County, State of South Carolina, and having the following metes and bounds to wit:

15 (155) 394 - 1 - 29.1 (NOTE)

BEGINNING at an iron pin on the South side of Augusta Road (U.S. Highway No. 25) located at the joint front corners of tracts Nos. 4 and 5, as shown on plat recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book T, page 492, and running thence S. 45-00 W. along the said South Side of Augusta Road, a distance of 125 feet to a point; running thence S. 44-52 E., a distance of 125 feet to a point running thence N. 45-00 E., a distance of 125 feet to a point on the common line of the aforesaid tracts Nos. 4 and 5; and running thence N. 44-52 W., a distance of 125 feet to the point of beginning.

BEING the same property conveyed by James River Realty Corporation to CROWN CENTRAL PETROLEUM CORPORATION, by deed dated March 1, 1969, recorded in the R.M.C. Office for Greenville County, S. C. in Deed Volume 866, at page 333.

A portion of the property hereinabove described lies within the right of way of the County Road along the northeasterly side thereof and this conveyance is subject to such right as the public may have to the use of such portion for road purposes.

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 premises before mentioned unto the grantee hereinabove named, and her successors and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the Grantee hereinabove named, and her successors and assigns, against itself and its successors, and against every person whosoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS WHEREOF, the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, this 14th day of January, 1978, to be effective as of the twentieth day of January in the year of our Lord one thousand, nine hundred and seventy-eight.

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