

STATE OF SOUTH CAROLINA

JAN 25 4 24 PM 1965

COUNTY OF GREENVILLE

OLLIE FARRIS WORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that

CHANTICLEER, INC.

A Corporation chartered under the laws of the State of South Carolina, in consideration of -----(\$1.00)-----

One and no/100 ----- Dollars,
and assumption of mortgage indebtedness
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto CHESTNUT HILLS, INC., its Successors and Assigns:

ALL those certain lots and parcels of land in the County of Green-
ville, State of South Carolina, described as follows:

ALL that tract of land located south of the north fork of Brushy
Creek and east of Faris Road which was conveyed by Frank H. Earle to Audubon
Forest, Inc. by a deed dated June 18, 1962 and recorded on June 19, 1962 in the
R.M.C. Office for Greenville County in Deed Book 700 at page 383, which tract of
land includes a developed portion known as Section 1 of Chanticleer, plat of
which is recorded in the R.M.C. Office for Greenville County in Plat Book YY at
page 97, less however the following lots in said Section 1 of Chanticleer as
shown by said plat: 16, 18, 19, 20, 21, 22, 23, 24, 25, 27, 29, 30, 31, 33, 36,
37, 38, 42, 44, 46, 48, 49, 50, 51, 53, 54, 55, 56, 57, 59, 60, 61, 62, 63, 65,
66, 68, 69, 70, 72, 73, 74, 75, 76, 77, 78, 79, 81, 82, 83, 84, 85, 86, 87 and 88.

This conveyance includes the following lots in said Section 1 of
Chanticleer: 17, 26, 28, 32, 34, 35, 39, 40, 41, 43, 45, 47, 52, 58, 64, 67, 71,
80 and 89.

Reference to the deed of Frank H. Earle to Audubon Forest, Inc.
is craved for a fuller description of this property. It is the intention of
this deed to convey all of said property except those lots of Section 1 of
Chanticleer which are excluded from this conveyance as above set forth. The
Grantor corporation is the same as Audubon Forest, Inc., its name having been
changed to Chanticleer, Inc. by an instrument recorded in said R.M.C. Office in
Deed Book 712 at page 481.

As the consideration of this deed and of certain monies paid to the Grantee,
the Grantee hereby assumes payment of that certain mortgage covering the foregoing property
given by Audubon Forest, Inc. (now Chanticleer, Inc.) to F. H. Earle and recorded in the
R. M. C. Office for Greenville County in Mortgage Book 893 at page 258, which mortgage has
a present balance of One Hundred Forty Thousand (\$140,000.00) Dollars.

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 20th day of January 19 65 .

SIGNED, sealed and delivered in the presence of:

CHANTICLEER, INC. (SEAL)
A Corporation
By: [Signature]
President
[Signature]
Secretary

George F. Townes
Margaret Lois Dacus

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, 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 20th day of January 19 65 .

George F. Townes (SEAL)
Notary Public for South Carolina.

Margaret Lois Dacus

RECORDED this 25th day of January 19 65, at 4:24 P. M., No. 20865

476
-156 - 2061.3-1-1-1
-215 - 2061.3-1-4, 13, 15, 19, 21, 22, 26, 27, 28, 30, 32, 34, 39, 45, 51, 54, 58, 67 + 76