

FILED
GREENVILLE CO. S. C.

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ELIZABETH MIDDLE
R.M.C.

THIS DEED, Made this 30th day of October, A. D., 1972, between SEABOARD COAST LINE RAILROAD COMPANY, a Virginia corporation, hereinafter called "Grantor"; GREENVILLE BUILDERS SUPPLY, INC., a South Carolina corporation, hereinafter called "Grantee"; and UNITED STATES TRUST COMPANY OF NEW YORK, Corporate Trustee under the First (formerly General) Mortgage dated as of March 1, 1950, made by the former Atlantic Coast Line Railroad Company, to which Seaboard Coast Line Railroad Company is successor by merger, hereinafter called "Trustee";

WITNESSETH: That Grantor, for and in consideration of the sum of Twenty-Eight Thousand Eighty Dollars (\$28,080.00) to it in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold, and by these presents does grant, bargain, sell and convey unto Grantee, its successors and assigns, that certain tract or parcel of land situate, lying and being at Mauldin, County of Greenville, State of South Carolina, and described as follows, to wit:

Beginning at the northerly intersection of Old Mill Road and Devonshire Road; running thence North 60° 53' West, along the northern line of said Old Mill Road, 127.6 feet; thence North 60° 00' West, along the last mentioned road line, 642.4 feet; thence North 30° 00' East, 255.7 feet to the southern boundary line of Grantor's 100-foot right of way; thence South 59° 29' East, along said right of way line, 722.7 feet to the western line of said Devonshire Road; thence South 19° 13' West, along the last mentioned road line, 251.7 feet to the point of beginning; containing 4.32 acres, more or less, and being shown outlined in YELLOW on Print No. 1A-304, dated June 22, 1972, prepared by Piedmont Engineers & Architects, which print is attached hereto and made a part hereof.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD said premises unto Grantee, its successors and assigns, in fee simple forever; SUBJECT, However, to reservations, conditions, restrictions and easements of record.

Except as to the matters referred to in the preceding paragraph, Grantor hereby binds itself, its successors and assigns, that it is seized of said premises in fee and that same are free from encumbrances, and to fully warrant and forever defend all and singular said premises unto Grantee, its successors and assigns, against Grantor and its successors and assigns, and all other persons lawfully claiming or to claim the same or any part thereof.

Grantee hereby agrees, as a part of the consideration of this conveyance, to construct within one year from November 24, 1972, on the land hereby conveyed for occupancy by Grantee a warehouse containing

(Continued on next page)

For Plat see Deed 961 Page 284

799 - M 84 - 1 - 2.10
CITY OF M 84 - 1 - 2.2 : 4.32 A

R

Greenville County
31.35

M 8.4