

TITLE TO REAL ESTATE BY A CORPORATION - *Deeds of 1448* Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE CO. S. C.
FEB 7 11 52 AM '74
DONNIE S. TANKERSLEY
R.M.C.
For True Consideration See Affidavit
Book 39 Page 14

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KNOW ALL MEN BY THESE PRESENTS, that GREENVILLE BONDED WAREHOUSE CO., INC.
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 Ten Dollars and ~~other~~
other valuable considerations
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto MODERN WAREHOUSES, INC., its successors and assigns:

ALL that certain piece, parcel or tract of land situate, lying and being in the County
of Greenville, State of South Carolina, on Green Avenue, bounded on the northwest by right
of way of the Southern Railway and being shown on plat of property entitled "Greenville
Bonded Warehouse Co., Inc.", dated January, 1974, prepared by Dalton & Neves Co., Engineers,
and recorded in the R.M.C. Office for Greenville County in Plat Book 5F, at page 14
and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Green Avenue at the southeastern
corner of Lot 14, Block A of Melrose Heights Subdivision and running thence with the line
of Lot 14, N. 27-28 W. 161.4 feet to an iron pin on the southeastern side of the right of
way of the Southern Railway, said iron pin being 40 feet southeasterly from the center
line of said main tract, and running thence with the right of way of the Southern Railway
the following courses and distances: N. 67-07 E. 35.1 feet to an iron pin, N. 65-01 E.
101.4 feet to an iron pin, N. 62-56 E. 101.3 feet to an iron pin, N. 61-27 E. 101.2 feet
to an iron pin, N. 59-47 E. 101.2 feet to an iron pin, N. 57-51 E. 101.4 feet to an iron
pin, N. 55-45 E. 101.6 feet to an iron pin, N. 53-08 E. 101.5 feet to an iron pin, N. 51-
20 E. 59.4 feet to an iron pin on the southwestern side of Green Avenue; thence with the
western side of Green Avenue, S. 7-12 W. 111.7 feet to an iron pin at the corner of
property now or formerly of E. G. Faulkner; thence with the line of property now or
formerly of Faulkner, S. 59-36 W. 66.8 feet to an iron pin; thence continuing with
Faulkner line, S. 16-14 W. 15.2 feet to an iron pin; thence continuing with Faulkner
line, S. 60-02 W. 58.7 feet to an X on wall; thence continuing with Faulkner line, S.
13-45 W. 13.9 feet to an iron pin; thence continuing with Faulkner line, S. 27-51 E.
64.3 feet to an X on concrete; thence continuing with Faulkner line, S. 37-18 E. 10.9
feet to a nail in concrete on the northwesterly side of Green Avenue; thence with the
northwesterly side of Green Avenue, S. 61-28 W. 599.8 feet to an iron pin, the point of
beginning.

235-107-3-1, 2, 3, 3A

This property is conveyed subject to easements, restrictions and rights of way of
record.

The above described property is the same conveyed to the Grantor herein by deeds
recorded in the R.M.C. Office for Greenville County in Deed Book 116, page 526, and
Deed Book 396, page 158, and Deed Book 733, page 284.

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 5 day of February 19 74.

SIGNED, sealed and delivered in the presence of:

GREENVILLE BONDED WAREHOUSE CO., INC. (SEAL)

A Corporation
By:

James M. ...
Jack A. Mitchell III

4. B. Montgomery
President

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE



Greenville County
Stamps
FEB 8 1974
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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 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 5 day of February 19 74

Jack A. Mitchell III (SEAL)

Notary Public for South Carolina
My commission expires: 11/8/82

RECORDED this day of FEB 7 1974 19 at M., No. 19653

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