

No 1243 468

PARCEL 1B:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina and being shown as a .395 acre tract according to a plat entitled, "Survey for Charter Properties, Inc." by Freeland and Associates dated January 19, 1985, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in the joint line of property of Grantor and Grantee said iron pin lying N. 18°45' E. 352 feet from an iron pin at the joint front corner of Grantor and Grantee on Malton Road and running thence with the line of Grantee N. 18°45' E. 358 feet to an iron pin in line of property now or formerly of Goldsmith and Timmons; thence S. 89°32' E. 199 feet to an iron pin; thence with a new line S. 17°15' W. 346.24 feet to an iron pin, the point of BEGINNING.

BEING the same property conveyed to the Grantor Charter Properties, Inc., by deed of Green Property Partnership and John D. Hollingsworth, said deed being dated March 8, 1985, and recorded March 28, 1985, in the RMC Office of Greenville County in Deed Book 1235 at Page 111.

This conveyance is made subject to all easements, reservations and restrictions of record and the lien and operation of that certain Mortgage from Charter Properties, Inc. to First Union National Bank dated October 31, 1984 and recorded in Book 1887, Page 638, Greenville County RMC Office and that certain Assignment of Lessor's Interest in Lease dated October 31, 1984 and recorded in Book 1243, Page 444, Greenville County RMC Office, which the Grantee does assume and agrees to pay.

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 said CHARTER PROPERTIES PROJECT PARTNERSHIP #3, its successors and assigns forever.

AND Grantor does hereby bind its successors and assigns to warrant and forever defend all and singular the said premises unto the said Charter Properties Project Partnership #3, its successors and assigns against grantor and grantor's successors, assigns and every other person whatsoever lawfully claiming, or to claim the same or any part thereof.

WITNESS our Hands and Seals this 25th day of June, 1985.

Signed, Sealed and Delivered
in the Presence of)

Joseph M. Baker witness

Karen J. Hill witness

CHARTER PROPERTIES, INC.,
a South Carolina Corporation

By Thomas A. Hatcher, Jr. President

and Allen R. Hatcher Secretary

(CORPORATE SEAL)

(CONTINUED ON NEXT PAGE)