

Legal Description of Property

All that piece, parcel or tract of land shown on plat entitled Survey for First Hartford Realty Corporation, prepared by Piedmont Engineers-Architects-Planners and recorded in the RMC Office for Greenville County on August 17, 1977, in Plat Book 6C, Pages 48-49, excluding therefrom that certain piece and parcel shown and identified thereon as the MERCANTILE TRACT. TRACT ONE is more fully described as follows according to said plat:

Beginning at a point which is the intersection of the center line of "Old Roper Mountain Road" and the northerly property line of Woodruff Road;

Running thence along the center line of Old Roper Mountain Road along a bearing of N5-36 E for a distance of 692.6' to a point which is the intersection of the center line of Old Roper Mountain Road and the southerly right-of-way of Interstate I-385;

Running thence along said right-of-way line of I-385 the following bearings and distances;

S64-53 E a distance of 564.33' to a concrete monument;
 S67-37 E a distance of 200.53' to a concrete monument;
 S64-52 E a distance of 2,178.65' to a steel pin; and
 THENCE: Along a bearing S61-49 W a distance of 599.7' to a steel pin;
 THENCE: S27-40 E a distance of 589.50' to a point; and
 THENCE: S62-15 W a distance of 171.3' to a point;
 THENCE: N27-45 W a distance of 360.0' to a point;
 THENCE: S62-12 W a distance of 603.9' to a point located on the northerly right of way line of Woodruff Road;
 THENCE: Along said right-of-way line of Woodruff Road the following bearings and distances: N51-30 W a distance of 100.0';
 N50-07 W a distance of 142.57';
 N48-19 W a distance of 144.25';
 N46-33 W a distance of 87.0';
 N46-01 W a distance of 88.24';
 N44-25 W a distance of 823.92';
 N46-28 W a distance of 200';
 N52-52 W a distance of 200';
 N57-12 W a distance of 73.15';
 N59-59 W a distance of 127.05'; and
 N63-27 W a distance of 172.5' to the point of beginning.

But excluding therefrom that certain parcel and piece of property known as the MERCANTILE TRACT and more fully described as follows:

Beginning at a point which is the intersection of the center line of Old Roper Mountain Road and the northerly property line of Woodruff Road.

Running thence along a bearing of N5-36 E for a distance of 692.6' to a point which is the intersection of the center line of Old Roper Mountain Road and the southerly right-of-way line of Interstate I-385;

THENCE: Along a bearing of S64-53 E for a distance of 564.33' to a concrete monument;
 THENCE: Along a bearing of S67-37 E for a distance of 200.53' to a concrete monument;
 THENCE: Along a bearing of S64-52 E for a distance of 155.00' to a point;
 THENCE: Along a bearing of S25-08 W for a distance of 90.00' to a point and place of beginning;
 THENCE: Along a bearing of N64-52 W for a distance of 273.08' to a point;
 THENCE: Along a bearing of S25-08 W for a distance of 83.17' to a point;
 THENCE: Along a bearing of S64-52 E for a distance of 15.00' to a point;
 THENCE: Along a bearing of S25-08 W for a distance of 245.00' to a point;
 THENCE: Along a bearing of S64-52 E for a distance of 258.08' to a point;
 THENCE: Along a bearing of N25-08 E for a distance of 328.17' to a point and place of beginning.

This being the same property conveyed to First Hartford Realty Corporation by deeds of Gateway Associates recorded in Deed Book 963 Page 599 on December 29, 1972;

4328 (W-2)