

State of New York
~~STATE OF SOUTH CAROLINA~~

~~COUNTY OF GREENVILLE~~

County of New York -

L.R.S. M.S.
G. L. H.

WHEREAS, by resolutions of the directors of F. S. Realty Corporation at a special meeting held on November 17, 1950, and by resolutions of the stockholders of F. S. Realty Corporation at a special meeting held December 20, 1950, the directors and stockholders elected to dissolve the said Corporation and authorized the officers to take the necessary steps for dissolution and liquidation and for transferring the assets, including the following described real estate, to Eli Freyberg, as liquidating trustee,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS That F. S. Realty Corporation, a corporation chartered under the laws of the State of South Carolina, and having its principal place of business at Greenville, South Carolina, for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable considerations, in hand duly paid, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Eli Freyberg, as trustee, his successors and assigns,

All that piece, parcel or lot of land, together with all buildings and improvements located thereon, situate in the City of Greenville, County of Greenville, State of South Carolina, on the west side of South Hudson Street and between Oscar and Meadow Streets and having, according to a survey and plat made by Dalton and Neves, December 1945, the following metes and bounds, to-wit:

BEGINNING at an iron fence post at the northwest corner of the intersection of South Hudson Street and Meadow Street and running thence along the west side of South Hudson Street, N. 22-38 E. 229.1 feet to an iron fence post at the southwest intersection of South Hudson and Oscar Streets; thence along the south side of Oscar Street N. 55-57 W. 136.2 feet to an iron fence post; thence S. 34-09 W. 115.7 feet to an iron fence post; thence N. 58-23 W. 84.5 feet to an iron fence post; thence S. 34-30 W. 105.6 feet to an iron pin on the north side of Meadow Street; thence along the north side of Meadow Street S. 56-02 E. 267 feet to the beginning corner.

The above described property is the same conveyed to F. S. Realty Corporation by W. H. Bahan by deed dated January 2, 1946, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deeds Volume 284, at page 415.

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 Eli Freyberg, as trustee, and his successors and assigns forever, in trust nevertheless for the uses and purposes herein and in said stockholders' resolutions set forth.

Full power and authority is hereby granted said trustee to liquidate the affairs of F. S. Realty Corporation and to sell the above real property at private or public auction, as in his discretion is to the best interest of the stockholders and debenture holders; to execute good and sufficient deed, or deeds, to the purchaser, or purchasers, and the purchaser, or purchasers, shall not be required to see to the application of the proceeds from the sale.

Said trustee shall have full power and authority to collect any rents due or any other obligations or debts due said F. S. Realty Corporation or said trustee, and to protect and manage said property pending sale, keeping in mind that the sole purpose of this conveyance to said trustee is to liquidate the affairs of said corporation.

The said trustee shall pay the note and mortgage executed by F. S. Realty Corporation to the South Carolina National Bank of Charleston, Greenville, South Carolina, dated January 2, 1946, securing the original sum of Forty Thousand and No/100 Dollars (\$40,000.00), which mortgage is recorded in the R.M.C. Office for Greenville County, South Carolina, in Mortgages Volume 340, at page 247, from the proceeds of the sale of said real estate or from any proceeds received by said trustee under this trust. Pending sale of said real estate the said trustee shall have full power and authority to pay from any proceeds on hand