

FILED
GREENVILLE, CO. S. C.

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STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

JUN 30 4 23 PM '71

OLLIE FARNSWORTH

R. M. C.

BUILDER MARTS OF AMERICA, INC.

KNOW ALL MEN BY THESE PRESENTS, that

A Corporation chartered under the laws of the State of South Carolina, in consideration of

ONE and No/100 -- (\$1.00)----- Dollars,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto

CITIZENS BUILDER MART, INC.

All those four parcels of land on the western side of Westfield Street in the City of Greenville, County of Greenville, State of South Carolina, being the same property conveyed to Citizens Lumber Company as follows: (1) by deed of A. E. Morris and Henry B. McKoy dated January-1947, and recorded in the R.M.C. Office for Greenville County, S. C., in Deed Book 307 at page 98; (2) by deed of River Mills dated January 8, 1947, and recorded in said R.M.C. Office in Deed Book 307 at page 97; (3) by deed of Charleston and Western Carolina Railway Company dated April 5, 1947, and recorded in said R. M.C. Office in Deed Book 311 at page 408; (4) by deed of C. H. Branyon dated April 23, 1965, and recorded in said R.M.C. Office in Deed Book 772 at page 363.

These parcels have an aggregate frontage on Westfield Street of 542.7 feet. They are shown on the Greenville County Tax Maps as Lots 1, 2.1 and 42.1 of Block 3, Sheet 56 (two of said parcels being combined in Lot 42.1.)

Together with all easements referred to in said deeds, and subject to a spur track easement and water line easement.

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 30th day of June 1971.

SIGNED, sealed and delivered in the presence of:

BUILDER MARTS OF AMERICA, INC. (SEAL)

A Corporation

By:

Thomas A. Roe
President, Chm. of Board

William G. Harvey
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's 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 30 day of June 1971.

George F. Townes (SEAL)
Notary Public for South Carolina.

Beck W. Miller

MY COMMISSION EXPIRES DECEMBER 15, 1980

RECORDED this 30 day of June 1971, at 4:23 P. M., No. 32091

500-56-3-1, 2, 1 & 42.1