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GREENVILLE CO. S.C.
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DONNIE S. TANKERSLEY
R.M.C.

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STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)

TITLE TO REAL ESTATE

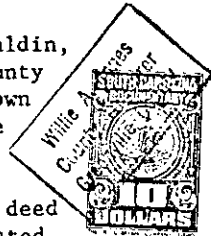
KNOW ALL MEN BY THESE PRESENTS, that we,

John A. Messer, Jr., Winifred N. Messer, John A. Messer, III,
Douglas G. Messer and Alan M. Messer

in consideration of Seventy Thousand and No/100 (\$70,000.00) Dollars, the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto **Frank Guarino, Michael Melches, and Demetrie J. Liatos, their heirs and assigns forever:**

Greenville County
Stamps
Paid \$ 77.00
Act No. 360 Sec. 1

ALL of that piece, parcel or tract of land lying and being in the County of Greenville, State of South Carolina, on the eastern side of Frontage Road of U.S. Highway 276 near the Town of Mauldin, South Carolina, said property being shown on the Greenville County Tax Maps on Sheet 292, Block 1, Tract 13, and being further shown on a plat entitled "Baldwin Site" recorded in the R.M.C. Office for Greenville County in Plat Book "41" at Page 31.



-299-292-1-13
This is the same property conveyed to the Grantor(s) herein by deed of Mamie Forrester Baldwin and Robert Curtis Baldwin, et al, dated February 25, 1971, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 910 at Page 271.

This conveyance is made subject to easements, restrictions, or rights of way which may be of record in the R.M.C. Office for Greenville County, S.C.

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 grantees and the grantees' heirs and assigns, forever. And, the grantors do hereby bind the grantors and the grantors' heirs, executors and administrators to warrant and forever defend all and singular said premises unto the grantees and the grantees' heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantors' hands and seals this 15th day of June, 1973.

SIGNED, sealed and delivered in the presence of:

Greg M. Satterfield
Wanda J. Harris

John A. Messer, Jr. (SEAL)
John A. Messer, Jr.

Greg M. Satterfield
Wanda J. Harris

Winifred N. Messer (SEAL)
Winifred N. Messer