

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RECORDED
BOOK 874 PAGE 321

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KNOW ALL MEN BY THESE PRESENTS, that **Fowler's Pharmacy #1, Inc.**
A Corporation chartered under the laws of the State of **South Carolina** and having a principal place of business at
Greenville, State of **South Carolina**, in consideration of **Thirty-Five Thousand and**
No/100----- (\$35,000.00)----- 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 **Caper House, Inc., its successors and assigns:**

ALL that certain piece, parcel or lot of land situate, lying and being in the City of Greenville in the state and county aforesaid on the northwesterly side of Parkins Mill Road near its intersection with Laurens Road as shown on plat of property of Fowler's Pharmacy #1, Inc. prepared by Tri-State Surveyors, November 29, 1973, recorded in the Office of the R.M.C. for Greenville County in Plat Book _____ at Page _____, and having according to said plat, the following metes and bounds:

BEGINNING at a new iron pin one foot from the edge of the sidewalk on the northwesterly side of Parkins Mill Road joint front corner of property now or formerly of Eugene F. Fowler, et al, and running thence along said sidewalk S. 31-20 W. 98.15 feet to a new iron pin; thence N. 58-40 W. 144 feet to an old iron pin; thence N. 31-33 E. 98.15 feet to an old iron pin; thence S. 58-40 E. 143.6 feet to the point of beginning.

This being the same property conveyed to Grantor by deed dated August 20, 1969, recorded in the Office of the R.M.C. for Greenville County in Deed Book 874 at Page 321 and being shown as Lots #13 and #14 of Block A as shown on old plat entitled Fair Heights prepared by R. E. Dalton, October 1924, recorded in the R.M.C. Office for Greenville County in Plat Book F at Page 257.

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Together with a non-exclusive easement for ingress and egress across the paved portion of the adjoining property which fronts on Laurens Road and now or formerly of Eugene F. Fowler, et al, as shown on said plat as to which Grantor has a leasehold interest. The easement granted hereby shall terminate upon the termination of said leasehold interest of Grantor.

Grantor hereby reserves a non-exclusive easement for ingress and egress across any areas of the above property which Grantee utilizes for ingress and egress provided that this reservation of easement shall not interfere with Grantees right to construct improvements upon the property or to relocate the same. The foregoing reservation of easement shall terminate upon the termination of the leasehold interest of Grantor in the adjoining property which fronts on Laurens Road.

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)' 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)' 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 **18th** day of **January** 19 **74**.

SIGNED, sealed and delivered in the presence of:

Fowler's Pharmacy #1, Inc. (SEAL)

A Corporation

By:

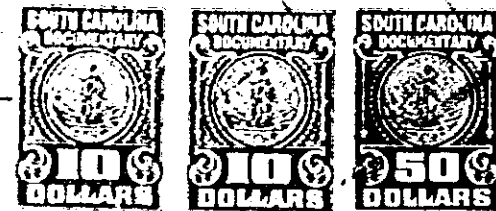
[Handwritten signatures]

[Handwritten signature] President

Secretary

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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 **18th** day of **January** 19 **74**

[Handwritten signature]
Notary Public for South Carolina.
My commission expires: **July 21, 1973**

(SEAL)

[Handwritten signature]

RECORDED this _____ day of **JAN 22 1974** at _____ M., No. **18340**

0.580

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