

TITLE TO REAL ESTATE BY A CORPORATION

VEL 1210 PAGE 707

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS, that Mauldin Road Properties, a General Partnership
CORPORATION and having a principal place of business at
Greenville, State of South Carolina, in consideration of Four Hundred Thousand &
no/100-----(\$400,000.00)-----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 Tandem Development Co., Inc., its successors and assigns, forever:

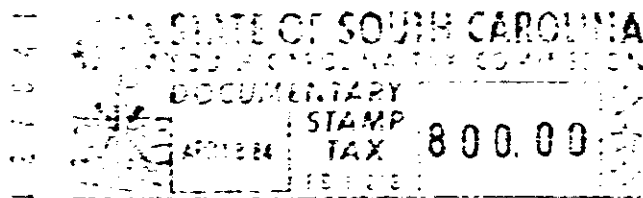
(See Exhibit A)

ALSO, Grantor hereby grants, sets over, transfers and assigns to
Grantee an easement across Grantor's parcel located on the
northern side of the parcel conveyed herein, for the purpose of
tying into the sewer line which crosses said parcel, for the
benefit of Grantee, its successors and assigns.

Grantor reserves an easement for access to its property located
adjacent to the northern boundary of the parcel conveyed herein.
The location and dimensions of the easement will be determined by
Grantee and reflected in one or more surveys to be recorded by
Grantee.

Derivation: Deed from Martha Clyde Henderson, et. al. dated
January 14, 1974, recorded in Deed Book 992,
page 375.

-15-65-M12.1-1-10.1
OUT OF M12.1-1-10



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 16th day of April 19 84.
SIGNED, sealed and delivered in the presence of

Mauldin Road Properties, a General Partnership
By: Thompson Spaine Mgr. Part.

Richard L. Cherry
Richard L. Cherry

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

PROBATE

Personally appeared the undersigned witness and made oath that s/he saw the within named Cor-
poration, by its duly authorized officers, sign, seal and as its 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 16th day of April 19 84
Richard L. Cherry SEAL

Notary Public for South Carolina
My commission expires: 11-1-89

RECORDED this _____ day of _____ 19 _____ at _____ M., No. _____

0701

74325 (RV.2)