

FIRST LOT: BEGINNING at an iron pin in the southerly margin of Welborn Street, formerly known as Northern Street, said iron pin being located South 42 - 28 West, 25 feet from the center line of Welborn Street and being the northwesterly corner of property conveyed by Piedmont and Northern Railway Company to Ross Puette by deed dated April 25, 1946; thence in a southwesterly direction with the line of Dixie Waste Paper Company South 42 - 28 West, 137.90 feet to an iron pin, said iron pin being North 42 - 28 East, 7.5 feet from the center line of the service track of Piedmont and Northern Railway Company, and being the southwesterly corner of property of Dixie Waste Paper Company (formerly Ross Puette); thence North 46 - 49 West, 7.5 feet from and parallel with the center line of said service track 25 feet to an iron pin; thence North 42 - 28 East, 137.59 feet to an iron pin in the southerly margin of Welborn Street; thence with the southerly margin of Welborn Street, South 47 - 32 East, 25 feet to the point of BEGINNING, containing 3,443.62 square feet, more or less, as shown within red lines on blue print map hereto attached and made a part hereof.

SECOND LOT: BEGINNING at an iron pin on the southerly margin of Welborn Street at the northwest corner of the First Lot above described; running thence South 42 - 28 West 137.59 feet to an iron pin; thence North 45 - 17 West 50.04 feet; thence North 42 - 28 East 135.63 feet to the south margin of Welborn Street; thence along and with said margin of Welborn Street South 47 - 32 East 50 feet to the point of BEGINNING, containing 6,833 square feet, more or less, as shown within red lines on Drawing F-643, dated January 25, 1952, hereto attached and made a part hereof, and being a part of land conveyed by Mayberry Land Company to Piedmont and Northern Railway Company by deed dated September 10, 1935, and recorded in the office of the Register of Mesne Conveyance for said Greenville County in Book 150, page 362; also being a part of land conveyed by Mayberry Land Company to P and N Realty Company by deed dated August 9, 1937, and recorded in the office of the Register of Mesne Conveyance for said Greenville County in Book 194, page 87, and being a part of land conveyed by P and N Realty Company to Piedmont and Northern Railway Company by deed dated March 26, 1940, and recorded in the office of the Register of Mesne Conveyance for said Greenville County in Book 220, page 222.

The said lots of land are conveyed to the said Dixie Waste Paper Company subject to the following conditions and restrictions:

No building or permanent structure except steps, platforms and canopies, shall be erected or placed upon said lots of land nearer the property line adjoining Welborn Street as now laid out than 61.0 feet from the center line of said Welborn Street, and no steps, platforms or canopies shall be erected or placed upon said lots nearer said property line than 56.0 feet from said center line of Welborn Street, which conditions and restrictions Dixie Waste Paper Company, for itself, its successors and assigns, covenants and agrees to perform and abide by, and further covenants and agrees that the same are and shall be covenants running with the land.

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 said premises before mentioned, unto the said Dixie Waste Paper Company, its successors and