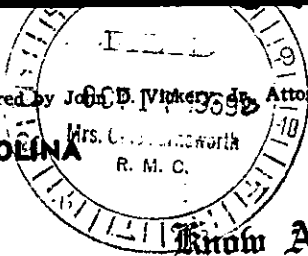


STATE OF SOUTH CAROLINA
Pickens County
GREENVILLE



Know All Men by these Presents:

That WE, J. D. VICKERY, JR., JOHN C. COBB, W. GLENN HAWKINS, - - - - - in the State aforesaid in consideration of the sum of One and 00/100 (\$1.00) - - - - - DOLLARS.

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said UNIVERSITY PROPERTIES, INC., ITS SUCCESSORS & ASSIGNS

all that piece, parcel or lot of land in Township, Greenville County, State of South Carolina, and located in the City of Greenville, and being shown as a portion of Tract No. 1 and a portion of Tract No. 2, as shown on plat of Property of R. M. Caine, et al, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book XX, Page 39, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Wade Hampton Boulevard, known as U. S. Highway No. 29, which iron pin is 376 feet southeast of the intersection of Wade Hampton Boulevard and Beverly Lane and running thence N. 37-34 W. 98.7 feet to an iron pin; thence N. 22-10 E. 29.7 feet to an iron pin; thence N. 4-11 E. 31.8 feet to an iron pin; thence N. 28-37 W. 83.6 feet to an iron pin; thence S. 52-26 W. 350 feet to an iron pin; thence S. 37-34 E. 122.8 feet to an iron pin; thence N. 52-26 E. 40 feet to an iron pin; thence S. 37-34 E. 97.2 feet to an iron pin on Wade Hampton Boulevard; thence along Wade Hampton Boulevard N. 52-26 E. 250 feet to an iron pin, the point of BEGINNING. This constitutes the University Park Motel and improvements.

This conveyance is made subject to the following outstanding liens and/or encumbrances over these premises: 1. Mortgage given to Fidelity Federal Savings & Loan Association on which there is a balance due of \$60,257.50; said mortgage is recorded in Mortgage Vol 903, page 109- 2. Mortgage given to R. M. Caine, et al on which there is a balance due of \$18,435.41; said mortgage is recorded in Mortgages Vol. 903, page 91. 3. Mortgages given to Garry Hiott, Jr., and David Hiott, Ben Frank Field, Fields Norris, Lloyd Breazeale, Maggie L. Smith, Gerald Delk, Cleo & Llewellyn Holliday, Thalia C. Barber, Marshall Upton, J. C. Rampey, Fred Holder, Ruth A. Atkinson and on which mortgages a total balance is due of \$150,000.

The above described land is the same ^{or will be} conveyed to J. D. Vickery, Jr., John C. Cobb, et al by Everetts Hwy Services, Inc. on the 19th day of September 1969, deed recorded in Office Register of Mesne Conveyance for Greenville County, in Book 876, page 575.

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 grantee(s) hereinabove named, and its successors Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 1st day of October in the year of our Lord One Thousand Nine Hundred and Sixty-nine

Signed, Sealed and Delivered in the Presence of

Margaret H. Porter
Percy H. Holder, Sr.

J. D. Vickery, Jr. (Seal)
John C. Cobb (Seal)
W. Glenn Hawkins (Seal)

STATE OF SOUTH CAROLINA,
Pickens County

Personally appeared before me Percy H. Holder, Sr.

and made oath that he saw the within named grantor(s) J. D. Vickery, Jr., John C. Cobb, W. Glenn Hawkins sign, seal and as their act and deed deliver the within written deed, and that he, with Margaret H. Porter witnessed the execution thereof.

Sworn to before me this 1st day of October, A.D., 19 69
Margaret H. Porter (Seal)
My Commission Expires 1/1/1971 Notary Public for South Carolina

Percy H. Holder, Sr.

STATE OF SOUTH CAROLINA,
Pickens County

RENUNCIATION OF DOWER

I, Margaret H. Porter Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Martha R. Roper, JoAnn M. Cobb, Ruby M. Hawkins wife of the within named J. D. Vickery, Jr., John C. Cobb and W. Glenn Hawkins, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto University Properties, Inc., its successors Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 1st day of October, A.D., 19 69
Margaret H. Porter (Seal)
My Commission Expires 1/1/1971 Notary Public for South Carolina
Cancelled documentary stamps attached: S. C. \$; U. S. \$

Martha R. Vickery
John C. Cobb
Ruby M. Hawkins

Recorded this 17 day of October 19 69, at 9:45 A. M., No. 9204

114.1
- 1 -
- 274.4 -
- 519 -