

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JUN 17 4 00 PM '70

VOL 892 PAGE 218

OLLIE FARNSWORTH
R. M. C.

For True Consideration See Affidavit

Book 32 Page 187

KNOW ALL MEN BY THESE PRESENTS, that Fairway Ford, Inc. (formerly known as Horne Motor Co., 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 One Dollar and exchange of property,

the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto WALTER S. GRIFFIN, his heirs and assigns:

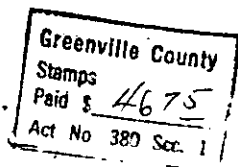
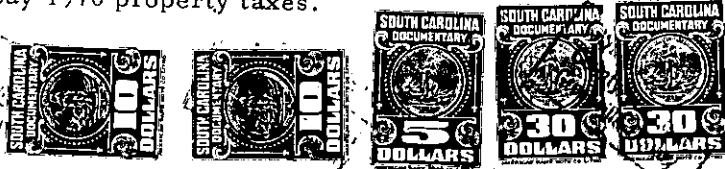
ALL that certain parcel of land situate, lying and being in the City of Greenville, County of Greenville, and State of South Carolina, as follows:

BEGINNING at an iron pin at the intersection of the northwest side of Whitner Street and southwest side of Buncombe Street, extending thence (1) with the southwest side of Buncombe Street North 39 degrees 40 minutes West 128.5729 feet to a point (the said southwest line of Buncombe Street being the southwesterly line of land conveyed by The Atlantic Refining Company to the City of Greenville for the widening of Buncombe Street in a certain deed dated November 3, 1949, duly recorded in the Deed Records of Greenville County, South Carolina); and thence (2) along the southeasterly line of lands conveyed by The Atlantic Refining Company to Walter S. Griffin, Jr., in deed dated March 10, 1950, duly recorded in the aforesaid Deed Records South 47 degrees 33 minutes 56 seconds West 124.59 feet, more or less, to a point; thence (3) along land conveyed to W. S. Griffin, Jr. as aforesaid northwestwardly 3.5 feet to a point; thence (4) South 49 degrees 00 minutes West 47.1 feet to a point at an angle in the line of land herein conveyed; thence (5) South 31 degrees 35 minutes West 23.5 feet to a point at a corner; thence (6) South 62 degrees 03 minutes East 183 feet to a point in the said northwest side of Whitner Street; thence (7) along the said northwest side of Whitner Street North 27 degrees 44 minutes East 134.8 feet to the first mentioned point and place of BEGINNING.

This is the same property conveyed to the Grantor (formerly known as Horne Motor Co., Inc.) by deed of The Atlantic Refining Company, dated January 11, 1962, which is recorded in the R. M. C. Office for Greenville County, S. C. in Deed Book 690, at page 374.

This conveyance shall be subject to all easements, restrictions and rights of way of record, local zoning laws and any condition which an accurate and complete survey would disclose and specifically, to restrictions contained in the aforesaid deed from The Atlantic Refining Company to the Grantor providing that for a period of fifteen (15) years from date of said deed, said premises shall and will not be used, or permitted to be used, directly or indirectly, for the sale or advertising of any petroleum product nor for the display of any trademark, trade name or symbol characteristic of any petroleum product supplier or marketer.

Grantee shall pay 1970 property taxes.



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(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(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 10th day of June 1970.

SIGNED, sealed and delivered in the presence of:

Harvey D. Sanders
Virginia J. Nalley

FAIRWAY FORD, INC.

A Corporation

By:

President

Secretary

Louis [Signature]

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 10th day of June 1970.

Harvey D. Sanders (SEAL)
Notary Public for South Carolina.

My commission expires: 1/1/71

Virginia J. Nalley

RECORDED this 17th day of June 1970, at 4:00 P. M., No. #27764

500-14-3-1