

TITLE TO REAL ESTATE BY A CORPORATION

FILED
GREENVILLE CO. S. C.

VOL 1036 PAGE 119

STATE OF SOUTH CAROLINA }
COUNTY OF }

MAY 11 4 48 PM '76
DONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that First Piedmont Mortgage Company, 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 Ten Dollars (\$10.00)
and assumption of mortgage----- 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 C.W.I. Partnership a partnership consisting of Braxton M. Cutchin, III, Gerald
C. Wallace and Robert P. Ingle, their heirs and assigns, forever:

ALL that piece, parcel or tract of land, situate, lying and being in the
County of Greenville, State of South Carolina, on the northwestern
side of Wade Hampton Boulevard and having, according to a plat prepared
by Carolina Engineering and Surveying Company, the following metes
and bounds, to-wit:

- 271 - P14 - 1 - 8B, 8C, 8D

BEGINNING at an iron pin on the northwestern side of Wade Hampton Boulevard
at the joint corner of property owned by Wade Hampton Enterprises and
Fidelity Federal Savings and Loan Association and running thence along
the joint line of said property N. 47-0 W. 200 feet to an iron pin;
thence N. 47-00 W. 298.3 feet to an iron pin on the southeastern side
of a new cut street; thence along the southeastern side of said new
cut street N. 43-0 E. 249.8 feet to an iron pin; thence S. 46-55 E.
499.3 feet to an iron pin on the northwest side of Wade Hampton Boulevard;
thence along said Boulevard S. 43-14 W. 248.7 feet to the point of
beginning.

Together with all rights and privileges of the grantor under a Cross
Easement and Parking Agreement with Fairlane/Litchfield Company, Inc.
recorded in the RMC Office for Greenville County in Deed Book 991, at
Page 60.

This property was acquired by the Grantor by Deed recorded in Deed Book
1036 at Page 113. This conveyance is made subject to that certain
mortgage granted to First Piedmont Mortgage Company, Inc. by Wade Hampton
Enterprises, a limited partnership, dated September 25, 1974, recorded
in Mortgage Book 1323 at Page 365, having a present outstanding principal
balance of \$458,370.18. Said Mortgage was assigned to North Carolina
National Bank, as Agent, under a Revolving Credit Agreement between First
Piedmont Mortgage Company, Inc., North Carolina National Bank, and certain
other banks, dated December 31, 1974, said Assignment dated December
24, 1974, having been recorded in the RMC Office for Greenville County
in Mortgage Book 1330 at Page 820. The Grantee herein, as consideration
for this conveyance, assumes the aforesaid Mortgage.

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 7th day of May 19 76.

SIGNED, sealed and delivered in the presence of:

FIRST PIEDMONT MORTGAGE COMPANY, INC.
(SEAL)

A Corporation

By:

By:

Thomas L. Thomason
President

By:

Asst. Secretary

STATE OF SOUTH CAROLINA }
COUNTY OF }

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 7th day of May 1976.

Wm H. Carrington (SEAL)

Notary Public for South Carolina
My commission expires: 5/14/85

RECORDED this 11th day of May 19 76 at 4:48 P/ M., No. 20111

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