

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GA: 147
S.C.
JUN 17 4 47 PM '82

1161-153

KNOW ALL MEN BY THESE PRESENTS, that AUTO BROKERS, 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 Ninety-Two Thousand and No/100 (\$92,000.00)----- 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 DAVID LEROY NEWELL AND PAULINE G. NEWELL, their heirs and assigns forever,

(14) - 235 - 239.3 - 2 - 131

ALL that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being a 0.68 acre tract of land lying near the City of Greenville, in the County of Greenville, State of South Carolina, at the Southern intersection of White Horse Road (U.S. Highway 25 By-Pass) and Bramlett Road (S.C. Highway 253), said tract being more particularly described as follows:

BEGINNING at an iron pin at the intersection of the Southeasterly right of way line of Bramlett Road and the Southwesterly right of way line of White Horse Road, and running thence S. 47-44 E. along said Southwesterly right of way line of White Horse Road a distance of 312.4 feet to an iron pin at the Northwestern corner of Section 2, Lot 1, Lockwood Heights Subdivision; thence S. 59-30 W. along property line of said Subdivision a distance of 67.2 feet to an iron pin; thence N. 48-29 W. a distance of 125.6 feet to a point on the Southeasterly building line of an existing building; thence S. 65-58 W. along said Southeasterly building line a distance of 27.0 feet to the most Southerly corner of said building; thence N. 47-44 W. along the Southwesterly line of said building a distance of 42.8 feet to a point on said Southwesterly building line; thence S. 45-44 W. a distance of 17.6 feet to a point at the corner of a gate; thence N. 57-20 W. a distance of 155.6 feet to an iron pin on the Southeasterly right of way line of Bramlett Road; thence N. 59-20 E. along said Southeasterly right of way line of Bramlett Road a distance of 140.2 feet to the point of beginning of the herein described tract, containing 0.68 acres of land, more or less; together with all improvements thereon and the appurtenances thereunto belonging.

THERE IS EXCEPTED from this conveyance and reserved unto REPROCO, INC., its successors and assigns, the following two (2) easements on, over and across the above-described property for purposes of ingress to and egress from REPROCO, INC.'s adjoining property, and, at REPROCO, INC.'s option, for the installation of water, gas and electrical utility lines:

1. Beginning at the most westerly corner of said 0.68 acre tract at an iron pin on the Southeasterly right of way line of Bramlett Road, and

(CONTINUED - OVER) (OVER) (OVER)

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 18th day of January 19 82

SIGNED, sealed and delivered in the presence of:
Arthur H. Grayson
Susan R. Huskey

AUTO BROKERS, INC. (SEAL)
A Corporation
By: NA Waldrop President
Jan A. Bruce Secretary/Vice Pres.

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 18th day of January 19 82

Arthur H. Grayson (SEAL)
Notary Public for South Carolina.
MY COMMISSION EXPIRES: 10-15-89

Susan R. Huskey

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

0153

4328 RV-2