

Tract II:

Commencing at the South corner of said 78.93 acre tract;

Thence N 1° - 37' W with the West line of said 78.93 acre tract, 374.25 feet to centerline station 27 + 03.65 on the new alignment of Fairforest Way;

Thence N 75° - 30' E with said new centerline 27.55 feet;

Thence S 14° - 30' E at right angles to said centerline, 50 feet to the True Point of Beginning;

Thence N 75° - 30' E with the new South right of way line 25.69 feet to a point of the present right of way line;

Thence N 69° - 55' W with the present right of way line 29.12 feet to the East right of way line of Ridge Road (Greenville County Road # S-435).

Thence S 8° - 36' E with said East right of way line, 16.62 feet to the True Point of Beginning and containing 212 square feet or 0.0049 acres.

together with all improvements thereon and the appurtenances thereunto belonging, and warrants the title only against the claim of every person whomsoever claiming by, through or under Grantor. This deed is subject to all taxes and questions of survey, zoning ordinances, restrictions and easements of record or in place.

GRANTOR DOES NOT WARRANT EITHER EXPRESSLY OR IMPLIEDLY, THE CONDITION OR FITNESS OF THE PROPERTY CONVEYED HEREUNDER, ANY SUCH WARRANTY BEING HEREBY EXPRESSLY NEGATED. GRANTEE BY ACCEPTANCE HEREOF ACKNOWLEDGES THAT HE HAS MADE A COMPLETE INSPECTION OF THE ABOVE DESCRIBED REAL PROPERTY AND ANY IMPROVEMENTS AND/OR EQUIPMENT LOCATED THEREON AND IS IN ALL RESPECTS SATISFIED THEREWITH AND ACCEPTS THE SAME "AS IS".

TO HAVE AND TO HOLD said described premises unto the said Grantee, _____ successors, heirs and assigns forever.

SIGNED AND DELIVERED this 18th day of August, 1982.

WITNESSES:

Jamie R. Gunkstap
Kevin Maguire

PHILLIPS FIBERS CORPORATION

By R. L. Ashworth
Vice President

ATTEST: S. L. Lane
Assistant Secretary

This instrument prepared by:
W. J. Ashworth
Phillips Petroleum Company
P. O. Box 4833
Atlanta, GA 30302

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