

TRACT 6

ALL that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, as is more fully shown on a plat entitled "Survey for Burlington Industries" dated August 15, 1983, prepared by James R. Freeland, Registered Land Surveyor, containing 4.42 Acres, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Buncombe Road, and running thence along the line of property of Southern Railway System S. 9-53 W. 336.43 feet to an iron pin; thence continuing S. 7-24 W. 239.00 feet to an iron pin; thence continuing S. 2-51 W. 242.70 feet to an iron pin; thence continuing S. 7-26 W. 171.70 feet to an iron pin; running thence N. 45-44 W. 428.00 feet to an iron pin on the southern side of the right-of-way of P & N Railroad; and running thence with said right-of-way N. 24-16 E. 113.20 feet to an iron pin; thence continuing N. 23-06 E. 698 feet to an iron pin on the southern side of Buncombe Road; running thence with the southern side of Buncombe Road S. 53-26 E. 105.51 feet to the POINT OF BEGINNING.

The above referenced plats are recorded in the R.M.C. Office for Greenville County in Plat Book 9-Q at Pages 76, 77 and 78.

The above described tracts were acquired by the Grantor by the following deeds of record:

1. Ely & Walker, Inc. to Grantor by deed dated March 28, 1959, and recorded in Deed Book 627, Page 87;
2. School District of Greenville County to Grantor by deed dated September 21, 1966, and recorded in Deed Book 807, Page 323.

There is also hereby conveyed by this deed to the Grantee herein, but not exclusively, all lands, buildings, permanent improvements, leases, rights-of-way, easements, water rights, contractual rights and spur track rights and interests, all reversionary and remainder interests, and all incorporeal hereditaments of every type and kind to the extent that the same may be assigned and transferred by Grantor on the property described above, together with the chain link fence and gates on the property of Southern Railway Company and any easements for water, sewer or utilities for the benefit of said property.

The above property is conveyed subject to all covenants, restrictions and easements of record and rights-of-way and easements for streets, utilities, railroads and spur tracks, if any, applicable to said property and zoning ordinances and building restrictions of the City of Greenville and County of Greenville, and subject to taxes and assessments, both general and special, not due and payable as of the date of this deed.

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