

All that piece, parcel or tract of land, containing 95.020 acres, more or less, situate, lying and being on the Northern side of McElhaney Road, near the City of Travelers Rest, County of Greenville, State of South Carolina, as shown on a plat entitled "Property of Abney Mills, Renfrew Plant", dated January, 1980, prepared by Dalton & Neves Co., Engineers, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 8-U at page 74, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northern edge of the right of way for McElhaney Road at the joint corner of the premises herein described and property now or formerly of Allied Products Corporation, and running thence with the line of the said Allied Products Corporation property N. 3-41 W. 1958 feet to an iron pin; thence continuing with the line of the said Allied Products Corporation property N. 38-58 W. 1063.2 feet to an iron pin in the line of property now or formerly of L. H. Tankersley and Seth Scruggs; thence with the line of the said Tankersley and Scruggs property S. 64-05 W. 782.9 feet to an iron pin; thence continuing with the line of the said Tankersley and Scruggs property S. 66-26 W. 145.2 feet to an iron pin; thence with the line of property now or formerly of James Sullivan S. 65-13 W. 409 feet to an iron pin; thence with the line of the property now or formerly of John H. McDaniel, the following courses and distances: S. 66-49 W. 92.9 feet to an iron pin, thence S. 21-33 E. 941.1 feet to an iron pin, and thence S. 62-36 W. 633.5 feet to an iron pin; thence with the line of property now or formerly of Charles R. and Theodore Batson S. 35-27 E. 120.5 feet to an iron pin; thence with the line of property now or formerly of McClain Hall N. 65-39 E. 500.4 feet to an iron pin; thence continuing with the line of the said McClain Hall property S. 35-22 E. 1758.8 feet to an iron pin on the Northern edge of the right of way for McElhaney Road; thence with the Northern edge of the right of way for McElhaney Road N. 65-24 E. 215.5 feet to an iron pin; thence continuing with the Northern edge of the right of way for McElhaney Road N. 67-47 E. 610.8 feet to the point of beginning.

This is a portion of the property conveyed to the Grantor herein by deed of Abney Mills, dated March 1, 1982, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1163 at page 186, on March 2, 1982.

This conveyance is made subject to all existing easements and rights of way for streets, roads, railroads and utilities, of record or in place, including, but not limited to, easements and rights of way for existing telephone lines, roads, railroads, water flowage, sewerage line, water line and power line easements, and any acquired by prescription. The Grantor*

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all of the foregoing properties unto T. Walter Brashier, his heirs and assigns, forever.

AND the said D. Wellsman Johnson, Trustee, does hereby bind himself and his successors in office, to warrant and forever defend all and singular

*herein shall not be responsible for any taxes imposed on the premises being conveyed for the period of its ownership occasioned by future changes in land use.

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