TITLE TO REAL ESTATE BY A CORPORATION

GREENVILLE CO. S. C.

FEB 5 3 35 PM '76

DONNIE S. TANKERSLEY
R.M.C.

vol 1031 pg 240

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

KNOW ALL MEN BY THESE PRESENTS, that Bankers Trust of S. C., as Executor of the Estate of John T. Douglas, ~~a corporation chartered under the laws of the State of~~ ~~having its principal place of business at~~ ~~, State of~~, in consideration of

- - - One ($1.00) Dollar and division of property - - - - - - - - - - - - - - - - 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 Lehman A. Moseley, his heirs and assigns, forever: All our undivied one-half interest in and to:

ALL that certain piece, parcel or tract of land at the Northwestern intersection of LeGrand Road and S. C. Highway No. 291, being shown on Plat of Property of Moseley & Douglas, prepared by C. C. Jones, Engineer, March 12, 1953, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the West side of S. C. Highway 291, said pin being 130 feet North from the North side of LeGrand Road and running thence along said Highway 291, S 27-30 W, 130 feet to an iron pin on the North side of LeGrand Road; thence along the North side of LeGrand Road, N 61-50 W, 150 feet to an iron pin; thence N 27-30 E, 130 feet to an iron pin; thence S 61-50 E, 150 feet to an iron pin on S. C. Highway 291, the point of beginning. (266-1-11.6) - 5.9 -

ALSO

ALL that certain piece, parcel or lot of land located on Pleasantburg Drive (U. S. Hwy. 291) beginning at a point on the Northwest side of said Highway 575 feet from the Northwest corner of LeGrand Boulevard and Pleasantburg Drive (U. S. Hwy. 291), and running thence 395 feet, plus or minus, N 63-56 W, along the property now known as Rib & Loin Steak House and being approximately perpendicular to Pleasantburg Drive (H. S. Hwy. 291), to a point on the Southeast side of McAlister Road, thence in a Northeasterly direction along McAlister Road, 140 feet to a point on the Southeast side of McAlister Road, thence in an approximately perpendicular direction and parallel with the Southwest line of the within described property, S 63-56 E, 394.2 feet to an iron pin on the Northwest side of Pleasantburg Dirve (U. S. Hwy. 291), thence along Pleasant burg Drive, S 26-04 W, 140 feet to the beginning corner. Above description according to plat made by R. K. Campbell, Surveyor, April 1961. (266-1-11.16). - 5.9 -

ALSO

ALL that certain piece, parcel or lot of land, situate, lying and being on the western side of Pleasantburg Drive (S. C. Hwy. 291), in the City and County of Greenville, having a frontage of 174.1 feet on the western side of South Pleasantburg Drive, having a rear width of approximately 174 feet, and a depth of approximately 265 feet, being located between LeGrand Blvd. and East Faris Road adjoining and immediately to the south of property leased to Western Sizzlin Steak House, and adjoining and immediately south of property leased to the Rib &

(continued)

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(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 1st day of January 19 76

Bankers Trust of S. C., as Executor,
Estate of John T. Douglas (SEAL)
A Corporation
By: [signature]
~~President~~ Trust Real Estate Officer
[signature]
~~Secretary~~ Trust Officer

SIGNED, sealed and delivered in the presence of:

Caroline B. Moseley
John R. Steele

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 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 1st day of January 19 76.

Ruby W. McCarter (SEAL)

John R. Steele

Notary Public for South Carolina.
My commission expires: 1-29-85

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

4328 RV.2