

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

DEC 3 12 53 PM '83
DONNIE S. BURGESS
R.M.C.

Grantee's Address:
#9 Norwich Drive
Greenville, South Carolina

KNOW ALL MEN BY THESE PRESENTS, that **PIEDMONT WELDING SUPPLY COMPANY**
A Corporation chartered under the laws of the State of North Carolina and having a principal place of business at
Greenville, State of South Carolina, in consideration of **Two Hundred Ninety Thousand and No/100-----**
(\$290,000.00)-----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 **BURGESS FOUR PROPERTIES UNLIMITED, A SOUTH CAROLINA GENERAL**
PARTNERSHIP, its successors and assigns, forever:

ALL that certain piece, parcel or lot of land, together with the improvements thereon, situate, lying and being in Greenville Township, County of Greenville, State of South Carolina, and having, according to a plat entitled "Merchants Cotton Warehouse Company", Topographic Survey, dated July 13, 1967, made by Carolina Engineering & Surveying Company, and recorded in the RMC Office for Greenville County, S. C. in Plat Book PPP, at Page 197, the following metes and bounds:

BEGINNING at a point in the center line of Worley Road, 197.6 feet Southwest of the intersection of said center line and the Southeastern boundary of the right-of-way of the Southern Railway Company for its mainline tracks, and running thence with the boundary line of land now or formerly of W. A. Austin, Sr., N. 87-43 E. 482 feet, more or less, to a point, being the joint rear corner with other land now or formerly of W. A. Austin, Sr.; thence S. 9-58 W. 376 feet to a point; thence N. 67-55 W. 501.9 feet to a point in the center line of Worley Road; thence with said center line, N. 16-34 E. 170 feet to the beginning corner.

The within conveyance is subject to that certain easement reserved in deed of W. A. Austin, Sr. to The Nut & Bolt House, Inc., dated March 7, 1968, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 839, at Page 213, on March 7, 1968.

This conveyance is also subject to all restrictions, set-back lines, roadways, zoning ordinances, easements, and rights-of-way, if any, affecting the above described property.

12(500) 183.3-1-33.1

This is the same property conveyed to The Nut & Bolt House, Inc., by deed of W. A. Austin, Sr., dated March 7, 1968, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 839, at Page 213, on March 7, 1968; the said The Nut & Bolt House, Inc. merged with and into Piedmont Welding Supply Company, by Articles of Merger dated June 24, 1982, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 1170, at Page 265, on July 16, 1982.

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 of 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 8th day of December, 1983.

SIGNED, sealed and delivered in the presence of:

PIEDMONT WELDING SUPPLY COMPANY (SEAL)
A Corporation
By: *[Signature]*

[Signature]
[Signature]

Vice Pres.

Secy

400 9

NORTH CAROLINA
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF GREENVILLE COUNTY, SOUTH CAROLINA
BOOK 1170 PAGE 265
STAMP TAX 580.00

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.

11A01

SWORN to before me this 8th day of December, 1983.

[Signature] (SEAL)
Notary Public for South Carolina North Carolina
My Commission Expires 11/17/1985

[Signature]

RECORDED this day of DEC 9 1983 IS

at 12:53 P. M. 18480

GREENVILLE COUNTY
SOUTH CAROLINA COUNTY DOCUMENTARY TAX
319.00
DEC-9-83
PB 12311

0175

4328-17.2