

to Real Estate by a Corporation

STATE OF SOUTH CAROLINA,  
County of GREENVILLE.

OCT 20 3 12 PM 1950

KNOW ALL MEN BY THESE PRESENTS That J. P. STEVENS & CO., INC.

a corporation chartered under the laws of the State of Delaware  
owning property and having a place of business in Greenville County  
in the State of South Carolina

sum of Seventeen Thousand (\$17,000.00) - - - - - dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee(s) hereinafter named, (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto R. C. RIGDON:

All those pieces, parcels or lots of land situate, lying and being on the Westerly side of Main Street in the Town of Piedmont, Greenville County, South Carolina, and known and designated as Lots 1 and 2 as shown on a plat entitled "Property of Piedmont Mfg. Co., Greenville County, Piedmont, S. C." made by Dalton & Neves, April, 1950, and recorded in the R.M.C. Office for Greenville County in Plat Book Z, at page 11, and having according to said plat the following metes and bounds:

BEGINNING at a point on the Westerly side of Main Street opposite the center of an 18 inch party wall, which point is at the joint front corner of Lots 2 and 3, and running thence along the common line of said two lots and the center of said 18 inch party wall N. 55-53 W. 110.9 feet to a point on the Westerly edge of the Westerly wall of the building located on the lots hereby conveyed; thence continuing along the common line of said two lots N. 55-53 W. 8 feet to a point at the joint rear corner of Lots 2 and 3; thence S. 34-08 W. 61.45 feet to an iron pin; thence S. 56-00 E. 118.9 feet to an iron pin on the Westerly side of Main Street; thence along the Westerly side of Main Street N. 34-08 E. 61.25 feet to the point of beginning.

This conveyance is made subject to easements and rights-of-way heretofore granted by the grantor or its predecessors in title to Piedmont Water, Sewer and Light District, Duke Power Company or its predecessors, and Southern Bell Telephone and Telegraph Company as the same may affect the within-described property.

As a part of the consideration for this conveyance and in further consideration of One (\$1.00) Dollar paid by the grantor to the grantee, the grantee hereby leases to the grantor for a period of ten (10) years from the date hereof the entire second floor space of the two-story brick building located upon Lot 1, as shown on the above designated plat; together with that portion of the second floor space of the two-story brick building located upon Lot 2, as shown on said plat, which lies west of the eastern side of a hall, or hallway, running parallel to Main Street and across the entire width of said second story near the rear, or western, end of said building, to be used only by those certain presently active and existing fraternal orders now occupying and using said leased premises.

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 and singular the premises before mentioned unto the grantee(s) hereinabove named, and his heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and his heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, Geo. P. McClenaghan, as Vice President, and S. B. Wilson, as Assistant Secretary,

on this the 15th day of September in the year of our Lord one thousand, nine hundred and fifty and in the one hundred and Seventy-fifth year of the

Sovereignty and Independence of the United States of America.

Signed, sealed and delivered in the presence of:

*Ellen M. Lockaby*  
*Thomas K. Johnstone, Jr.*

J. P. STEVENS & CO., INC. (L.S.)  
By *Geo P M McClenaghan* Vice President  
and *S B Wilson* Assistant-Secretary

STATE OF SOUTH CAROLINA,  
County of Greenville.



PERSONALLY appeared before me Ellen M. Lockaby and made oath that she saw Geo. P. McClenaghan as Vice President and S. B. Wilson as Assistant Secretary of J. P. STEVENS & CO., INC. a corporation chartered under the laws of the state of Delaware sign, seal with its corporate seal and as the act and deed of said corporation deliver the within written deed, and that she, with Thomas K. Johnstone, Jr. witnessed the execution thereof.

SWORN to before me this 15th day of September A. D. 1950  
*Thomas K. Johnstone, Jr.* (L.S.)  
Notary Public for South Carolina.

Recorded October 20th. 1950 at 3:12 P. M. #25697

*Ellen M. Lockaby*

