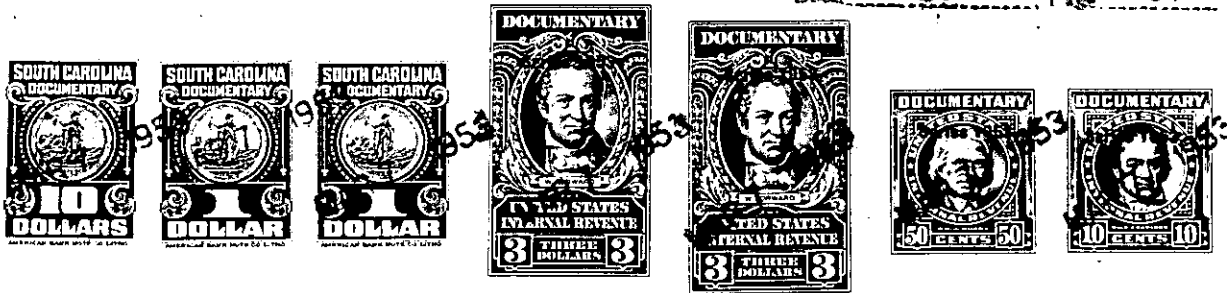


The State of South Carolina,
County of GREENVILLE

For True Communication See Affidavit

Book 16 Page 57



KNOW ALL MEN BY THESE PRESENTS, That

I, WILLIAM R. TIMMONS, JR.,

in the State aforesaid, in consideration of the sum of

Ten Dollars (\$10.00) and other valuable considerations, ~~XXXXXX~~

to me in hand paid at and before the sealing of these presents by

~~FIVE TWENTY REALTY CORPORATION~~

(the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIVE TWENTY REALTY CORPORATION:

All that certain piece, parcel or tract of land, situate, lying and being near the Town of Mauldin, in Austin Township, Greenville County, South Carolina, containing 13.06 acres, more or less, and being described according to a plat prepared by Piedmont Engineering Service, Greenville, S. C., dated April 30, 1953, entitled "Property of Five Twenty Realty Corporation, Greenville County, S. C." recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book EE at page 17, and having according to said plat the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the Northern edge of the right of way of U. S. Highway No. 276 at the Northwestern corner of the intersection of said U. S. Highway and a proposed 50-foot street, and running thence along the Northern side of said U. S. Highway No. 276, the following courses and distances, to-wit: N. 80-41 W. 373.0 feet to an iron pin; N. 9-19 E. 7.5 feet to an iron pin; thence N. 80-41 W. 100 feet to an iron pin; thence N. 9-19 E. 10 feet to an iron pin; thence N. 80-41 W. 82.0 feet to an iron pin on the edge of the right of way of the C. & W.C. Railway; thence continuing N. 80-41 W. 141.6 feet to a point in the center of the right of way of the C. & W. C. Railway; thence along the center line of the right of way of said C. & W. C. Railway N. 35-45 W. 782.8 feet to a point in the center line of said railway right of way; thence S. 80-41 E. 141.6 feet to a concrete monument on the edge of the right of way of said C. & W. C. Railway; thence leaving said right of way S. 80-41 E. 558.8 feet to a concrete monument; thence N. 9-19 E. 200.0 feet to a concrete monument; thence S. 80-41 E. 500.0 feet to a concrete monument; thence following the curve of a proposed 50-foot street, the chord of which curve runs S. 35-41 E. 70.7 feet to a concrete monument on the Western side of the aforementioned proposed 50-foot street; thence along the Western side of said proposed 50-foot street S. 9-19 W. 720.0 feet to an iron pin at the Northwestern corner of the intersection of the aforementioned proposed 50-foot street and the right of way of U. S. Highway No. 276, the beginning corner.

The above described property constitutes a portion of the property conveyed to the grantor herein by deed of B. E. Greer dated October 31, 1952, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Volume 466 at page 61.

The within conveyance is made subject to the right of way of the C. & W. C. Railroad as shown on the plat herein referred to.

This conveyance is also made subject to a right of way granted by the grantor's predecessor in title to Duke Power Company for the installation of a power line as shown on the aforementioned recorded plat.

Grantee agrees to pay taxes for the year 1953.

M4-2-19.1 (Out of M4-2-19)