

STATE OF SOUTH CAROLINA

GREENVILLE COUNTY

Know All Men by These Presents:

That I, G. J. HUGHES

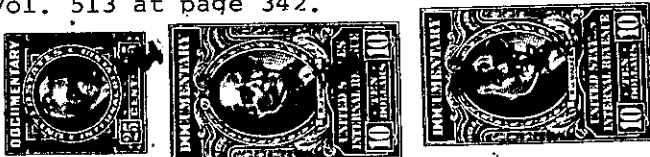
in the State aforesaid, in consideration of the ~~sum of~~ exchange of property valued at Twenty-Seven Thousand ~~BOOK 755~~ Five Hundred and no/100 ----- (\$27,500.00)-----DOLLARS to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said CHANTICLEER, INC., its Successors and Assigns:

ALL that lot of land situate on the southwest side of East Faris Road, in the City of Greenville, in Greenville County, South Carolina, being shown as Lot "B" on plat made by R. K. Campbell, Surveyor, April, 1953, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book CC at page 6, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwest side of East Faris Road at joint front corner of Lots "C" and "B", and running thence along line of Lot "C", S. 79 - 01 W., 252.8 feet to an iron pin on the East side of a 20-foot alley; thence along said alley, N. 8 - 23 W., 68.5 feet to an iron pin; thence N. 26 - 58 W., 31.5 feet to an iron pin at corner of lot now or formerly of M. G. Proffitt; thence along said Proffitt line, N. 54 - 0 E., 210.5 feet to an iron pin on the southwest side of East Faris Road; thence along the southwest side of East Faris Road, S. 31 - 42 E., 188 feet to an iron pin; thence continuing with East Faris Road, S. 16 - 0 E., 12 feet to the beginning corner.

500-78-2-5

This property is subject to certain restrictions as set out in the deed from R. E. Hughes to G. J. Hughes dated November 26, 1954 and recorded in the R.M.C. Office for Greenville County in Vol. 513 at page 342.



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 said Premises before mentioned unto the grantee(s) hereinabove named, and its Successors ~~Heirs~~ and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's (s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's (s') Heirs and Assigns against the grantor(s) and the grantor's (s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's (s') hand and seal this 10th day of August in the year of our Lord One Thousand Nine Hundred and Sixty-four

Signed, Sealed and Delivered in the Presence of

Martha J. Durlan
Jeannette C. Long

G. J. Hughes (Seal)

(Seal)

(Seal)

(Seal)

(Seal)



State of South Carolina, } Greenville County Personally appeared before me Martha J. Durlan

and made oath that he saw the within named grantor(s) G. J. Hughes sign, seal and as his act and deed deliver the within written deed, and that he, with Jeannette C. Long witnessed the execution thereof.

Sworn to before me this 10th day of August A. D. 19 64
Jeannette C. Long (Seal) Notary Public for South Carolina
Martha J. Durlan

State of South Carolina, } RENUNCIATION OF DOWER
Greenville County I, Jeannette C. Long Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Anne C. Hughes wife of the within named G. J. Hughes did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto CHANTICLEER, INC., its Successors ~~Heirs~~ and Assigns, all her interest and estate,

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 10th day of August A. D. 19 64
Jeannette C. Long (Seal) Notary Public for South Carolina
Anne C. Hughes