

FILED

GREENVILLE CO. S. C.

TITLE TO REAL ESTATE BY A CORPORATION

JUL 10 3 27 PM '73

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } E. S. TANKERSLEY  
R.M.C.

VOL 978 PAGE 617

By appropriate amendment, dated December 6, 1946, to its Charter the name Traxler Co., Greenville, S. C. was changed to United States Stores, Inc.

KNOW ALL MEN BY THESE PRESENTS, that--United States Stores, Inc. (formerly Traxler Co.)--  
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at  
Greenville, State of South Carolina, in consideration of  
-----One and No/100 (\$1.00)----- 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 David G. Traxler, Sr. and Emily T. Purdum, as Trustees under Agreement dated May 19<sup>th</sup>, 1973:

ALL that piece, parcel or tract of land lying and being situate in a south-easterly direction from South Main Street in the City of Greenville, County of Greenville, South Carolina, bounded on the north by right of way of Seaboard Coast Line Railway (formerly C. & W. C. Railway) on the west by former 8 foot walkway, on the south by property of Furman University and on the east by property of Camperdown Co., Inc. (or formerly), and having, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of the right of way of Seaboard Coast Line Railway (formerly C. & W. C. Railway) on the southwest boundary line of property heretofore conveyed by Surety Company to Traxler Co. (now United States Stores, Inc.) by deed recorded in Volume 273, Page 71, said pin also being S. 54-14 E. 138 feet from the southwest corner of property of Traxler Co. (now United States Stores, Inc.) on South Main Street and running thence with the center of the right of way of Seaboard Coast Line Railway (formerly C. & W. C. Railway) S. 20-56 W. 50 feet to an iron pin; thence continuing with the center of said right of way S. 34-22 W. 50 feet to a point; thence continuing with the center of said right of way S. 40-44 W. 41.6 feet to a point; thence continuing with the center of the right of way S. 46-29 W. 50 feet to a point; thence still with the said right of way S. 56-34 W. 50 feet to a point; thence still with the center of right of way S. 66-26 W. 57.7 feet to an iron pin on the northeast side of former 8 foot walkway; thence with said walkway S. 28-20 E. 212.2 feet to an iron pin at corner of said 8 foot walkway and property of Furman University (or formerly); thence with said Furman University line crossing a small branch and also crossing Reedy River N. 31-17 E. 402.1 feet to iron pin in corner of property of Camperdown Co., Inc. (or formerly); thence with line of Camperdown Co., Inc. (or formerly) property again crossing Reedy River N. 44-32 W. 96.5 feet to an iron pin at rear line of Traxler Co. (now United States Stores, Inc.) property; thence with line of property of Traxler Co. (now United States Stores, Inc.) S. 27-58 W. 39.7 feet to iron pin; thence still with line of Traxler Co. N. 54-14 W. 24.0 feet to an iron pin at the point of beginning, and as being shown now as Lot 1, Block 1, Page 89 in School District 500 on the Greenville County Block Book.

The abovedescribed property is conveyed to the grantees subject to existing easements, rights of way and reservations. - 500-89-1-1

This conveyance is made pursuant to separate written Trust Agreement, dated May 19<sup>th</sup> 1973, between the grantor and grantees herein. Among other things, the said Agreement authorizes the said Trustees to sell, lease, exchange, mortgage, pledge, retain, donate or otherwise dispose of the whole or any part of the said property, specifically relieving any purchaser from or lender to the said Trustees of the obligation of seeing to the application of the proceeds of any sale or loan hereon. Further, under the said Agreement the surviving Trustee is fully authorized and empowered to exercise the duties and authorities granted to the said Trustees jointly, 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)' 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)' 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 19<sup>th</sup> day of May, 1973

SIGNED, sealed and delivered in the presence of:

UNITED STATES STORES, INC. (SEAL)

A Corporation

By:

Louisa S. Swanner

David G. Traxler, Sr.

President

London Pitts

W. Byrd Traxler

Secretary

My commission expires 5/22/78

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 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.

SWORN to before me this 19<sup>th</sup> day of May, 1973

London Pitts (SEAL)

Louisa S. Swanner

Notary Public for South Carolina.  
My commission expires: 5/22/78

RECORDED this 10<sup>th</sup> day of July, 1973, at 3:27 P. M., No. 833