

thence turning and running, S 26-56 E 113.4 feet to an iron pin; thence, N 74-09 E 70 feet to an iron pin; thence turning and running, N 15-50 W 110 feet to an iron pin; thence turning and running, N 59-06 E 130 feet to an iron pin; on the Southwestern side of Laurens Road; thence with the Southwestern side of said Road, N 30-46 W 25 feet to an iron pin, the point of beginning.

This is a portion of the property conveyed to Indun Realty, Inc. by deeds recorded in Deed Book 966 at Page 553 and Deed Book 966 at Page 172 in the RMC Office for Greenville County, South Carolina.

Together with the perpetual non-exclusive right of way and easement for ingress and egress from U.S. Highway 276 (Laurens Road) to the property hereinabove described, and also to the property owned by the Grantor, its successors and assigns, lying West of and adjacent to the above described property; said right of way and easement for ingress and egress to be used in common with the grantee herein, its successors and assigns, and being more specifically described as follows:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the County of Greenville, State of South Carolina, on the Southern side of Laurens Road and having according to a plat prepared by Carolina Surveying Company dated August 17th, 1973, entitled Survey for Indun Realty, Inc. the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwestern side of Laurens Road at a point 120 feet in a Southeasterly direction along Laurens Road from the joint corner of property of Indun Realty, Inc. and property of Griffin, et al and running thence, S 59-06 W 216.4 feet to a point; thence, S 26-56 E 30 feet to a point; thence turning and running, N 59-06 E 218.3 feet to a point on the Southwestern side of Laurens Road; thence with Laurens Road, N 30-46 W 30 feet to the point of beginning.

This is a portion of the property conveyed to Indun Realty, Inc. by deeds recorded in Deed Book 966 at Page 553 and Deed Book 966 at Page 172 in the RMC Office for Greenville County.

The cost of construction, reconstruction and maintenance of the easement area for roadway purposes shall be borne equally by and between the grantor and the grantee (their successors and assigns).

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

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