



SPECIAL WARRANTY DEED

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

For True Consideration See Affidavit
Book 39 Page 729

KNOW ALL MEN BY THESE PRESENTS That MARDEVCO, INC., a Delaware corporation, with an office at 200 East Golf Road, Palatine, Illinois, herein called "Grantor", in consideration of the sum of Ten Dollars (\$10.00) cash and other good and valuable consideration to it in hand paid by UNION OIL COMPANY OF CALIFORNIA, a California corporation, of Cook County, Illinois, herein called "Grantee", the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto said Grantee the following described tract of land situated in Greenville County, South Carolina, to-wit:

All that certain piece, parcel or lot of land situate, lying and being about four miles from the City of Greenville, County of Greenville, State of South Carolina, being at the North-eastern intersection of Hunts Bridge Road sometimes called Franklin Road, being shown as property of The Pure Oil Company on Plat by Dalton & Neves, Engineers, dated June, 1961, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book YY, Page 9, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING on the Eastern side of Hunts Bridge Road at a point 135 feet North of the intersection of Hunts Bridge Road and Sulphur Springs Road, and running thence South 8° 00' East, 135 feet along the Eastern side of Hunts Bridge Road to the intersection of the said Hunts Bridge Road and Sulphur Springs Road; thence along Sulphur Springs Road, North 58° 43' East, 95 feet to a point; thence North 57° 06' East, 40 feet to an iron pin on the Northern side of right-of-way of Sulphur Springs Road; thence North 3° 00' West, 135 feet to a point; thence South 58° 13' West, 135 feet to the point of BEGINNING.

Being the same property conveyed to Mardevco, Inc. by deed from Station Development Corporation dated October 15, 1962, recorded in Deed Book 710, Page 419, R.M.C. Office for Greenville County, South Carolina.

Easement and right-of-way to Duke Power Company for purpose of construction and maintaining power line and pole across the Western portion of insured premises, as shown on plat prepared by Dalton & Neves, dated June, 1961.

together with all and singular the rights, privileges, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

-308-893-1-1.1