

STATE OF SOUTH CAROLINA } FILED
COUNTY OF GREENVILLE } CO. S. C.
DEED AND IMPOSITION OF RESTRICTIONS
10 22 AM '81

KNOW ALL MEN BY THESE PRESENTS, that Alexander Finlay, III, Abraham Finlay, and Jack Finlay

Ten and No/100 Dollars,
in consideration of \$10.00 and other consideration

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto The South Carolina National Bank, its successors and assigns, forever:

ALL that piece, parcel or tract of land containing 1.024 acres as shown on a plat prepared by T. H. Walker, Jr. dated April 11, 1981 and having according to said plat the following metes and bounds, to-wit:

The plat referred to herein is recorded in the RMC Office for Greenville County in Plat Book 88, Page 91

BEGINNING at an iron pin on the right of way of Miller Road and running thence with said right of way N. 22-30 E. 200 feet to an iron pin; thence turning and running with the joint right of way of Miller Road and Woodruff Road N. 69-12 1/2 E. 34.24 feet to an iron pin; thence continuing with the right of way of Woodruff Road S. 64-05 E. 175 feet to an iron pin; thence turning and running with property of the Grantors S. 22-30 W. 225 feet to an iron pin; thence turning and running with property of the Grantors N. 64-05 W. 200 feet to the point of beginning. 547.3-1-37.4

This being a portion of the property conveyed to the Grantors herein by Lannie Finlay by deed dated 6 Jan. 1974 and recorded 7 Jan. 1974 in Deed Book 1029 at Page 891. See also Estate of Alexander Finlay, Jr., Apt. 574, File 13. This conveyance is subject to all restrictions, setback lines, roadways, zoning ordinances, easements and rights of way appearing on the property and/or of record.

As part of the consideration for the within conveyance, the Grantors herein agree that no portion of the premises now owned by the Grantors herein known and designated as Lot 37, Block 1, Greenville County Tax Map No 547.3 (as shown on Exhibit A, attached hereto and made a part hereof), specifically excluding the premises herein conveyed, shall be used as the site of any office, branch or other outlet or facility of any bank, savings and loan association, credit union, finance company, or any other financial institution for a period of five (5) years from the date hereof. The aforesaid limitation on the use of said property shall bind the Grantors herein, their respective heirs and assigns, and shall inure to the benefit of the Grantee herein, its successors and assigns.

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(s) heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s) heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 8th day of July, 1981

SIGNED, sealed and delivered in the presence of:

[Handwritten signatures of witnesses]

Alexander Finlay, III (SEAL)
Abraham Finlay (SEAL)
Jack Finlay (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(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 8th day of July 1981
[Signature] (SEAL)
Notary Public for South Carolina.

My commission expires 28 Feb 1990

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, 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 whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s) heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all singular the premises within mentioned and released.

GIVEN under my hand and seal this 8th day of July 1981
[Signature] (SEAL)
Notary Public for South Carolina.

My commission expires 25 Feb 1990

[Signature]
Norma Finlay
Wife of Alexander Finlay, III

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