

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

VOL 1210 PAGE 57

KNOW ALL MEN BY THESE PRESENTS, that MASSEY-RICHARDSON DEVELOPERS, a Partnership

in consideration of FIFTY-EIGHT THOUSAND FIVE HUNDRED and No/100 (\$58,500.00)-----Dollars,

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto L.D. CARSONS, INC., its Successors and Assigns, forever:

ALL that certain, piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, containing 3.2967 acres as shown on plat prepared by T. H. Walker, Jr. RLS, dated January 3, 1978, revised April 4, 1984 and recorded in the RMC Office for Greenville County in Plat Book 16-L, Page 69, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southwestern side of Main Street, said iron pin being located approximately 1096.6 feet north of the intersection of White Drive and Main Street (U.S. Rt. 276) at the corner of the within described property and property of Exxon and running thence along the line of Exxon, S 80-28 W 150 feet to an iron pin; thence still along line of Exxon, S 88-11 W 45.47 feet to an iron pin; thence turning and running along Exxon property line, S 18-07 E 179.02 feet to an iron pin; thence turning and running along property of Real Estate Fund, S 88-11 W 235.97 feet to an iron pin; thence S 56-36 W 250.15 feet to an iron pin; thence turning and running along property of Sunset Heights subdivision, N 57-44 W 318.6 feet to an iron pin; thence turning and running along property of Knollwood subdivision, N 68-30 E 387.1 feet to an iron pin; thence along property of Henderson, N 77-33 E 478.75 feet to an iron pin; thence turning and running along the southwestern side of Main Street (U. S. Rt. 276), S 18-07 E 77.57 feet to an iron pin, the point of beginning.

15-799-M8.1-1-3.1 (3.329Ac) out of M8.1-1-3

Being a portion of the property conveyed to the grantor herein by deed of Sudie W. Massey recorded in the RMC Office for Greenville County on May 3, 1978 in Deed Book 1078, Page 404.

This conveyance is made subject to any restrictions, reservations, zoning ordinances, rights of way and easements that may appear of record, on the recorded plat(s) or on the premises. ALSO, this conveyance is made subject to the following restriction: No motor oil products shall be sold on the within described property.

This conveyance includes a strip of land previously leased by grantors herein to Exxon Corporation, said lease being recorded in Deed Book 825, Page 481, RMC Office for Greenville County, SC. This said strip of land has been released for the purposes of this conveyance by Amendment to Lease dated 4-5-84 and recorded in the RMC Office for Greenville County on 4-5-84 in Deed Book 1209, Page 906.

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(s) do hereby bind the grantor(s) and the grantor(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)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor(s)' hand(s) and seal(s) this 6th day of April 19 84 MASSEY-RICHARDSON DEVELOPERS, A Partnership By: [Signatures] (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)' and and hand, deliver the within written deed and that s/he, with the other witness subscribed above, witnessed the execution thereof.

SWORN to before me this 6th day of April 1984 [Signature] Notary Public for South Carolina 1-20-93

STATE OF SOUTH CAROLINA } COUNTY OF

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/they 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)' 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 day of 19 (SEAL) Notary Public for South Carolina My commission expires RECORDED this day of 19 at M., No.

0050

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