

TITLE TO REAL ESTATE

Whereas, at a meeting of the stockholders of the Manufacturers Warehouse Company, duly called and held after 30 days' notice to all stockholders of said corporation, at which meeting all outstanding stock of said corporation was represented in person and by proxy, a resolution was unanimously adopted, and approved by the directors, authorizing the officers of Manufacturers Warehouse Company to execute and deliver the within deed to Farmers Loan & Trust Company, of Greenville, S. C., conveying the real estate hereinafter described; Now, therefore,

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE, }  
KNOW ALL MEN BY THESE PRESENTS, That Manufacturers Ware-house Company

a corporation chartered under the laws of the State of South Carolina and having its principal place of business at Greenville in the State of South Carolina for and in consideration of the sum of Ten dollars and other valuable considerations DOLLARS,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged) has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

Farmers Loan & Trust Company, its successors and assigns:

All that piece, parcel or lot of land situate in the City of Greenville, County of Greenville, State of South Carolina, and more particularly described, as follows:

Beginning at an iron pin on the west side of Jackson street in the southern line of the right of way of the Southern Railway, 132.6 feet from the south side of Court Street, and running thence with Jackson Street, S. 19-55 W. 90 feet, more or less, to corner of lands of the Estate of J. M. McGee, deceased; thence with line of said McGee lands approximately N. 70-20 W. 200.15 feet to the east side of River Street; thence with River Street, approximately N. 19-55 E. 90 feet more or less, to an iron pin in the southern line of the right of way of Southern Railway; thence with the southern line of said right of way, S. 70-20 E. 200.1 feet to the beginning corner, being composed of three separate lots of land conveyed to Manufacturers Warehouse Company by the following deeds:

- (1) Deed of W. L. Lucas, et al, dated February 21, 1919, recorded in the R. M. C. Office for Greenville County in Vol. 29, Page 191;
- (2) Deed of Hammond-Gregg Company, dated February 28, 1919, recorded in said office in Vol. 25, Page 294;
- (3) Deed of B. E. Geer, dated February 28, 1919, recorded in Vol. 45, Page 215 of said office.

Also all the right, title and interest of said Manufacturers Warehouse Company, of, in and to the sidetrack adjoining and serving the above described premises and connecting with the rails of the Southern Railway Company.

Also, 1-5-ton Park Manufacturing Company elevator located in the building upon said real estate.

As a part of the consideration herein expressed, the grantee assumes and agrees to pay according to their terms mortgage indebtedness upon the above described property as follows:

- (1) Mortgage in favor of Home Building & Loan Association in the sum of \$35,000.00 recorded in Vol. 195, Page 87; and (2) Mortgage in favor of J. B. Ricketts, Trustee, in the sum of \$30,000.00 recorded in Vol. 42, page 430.

TOGETHER with, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining. TO HAVE AND TO HOLD, all and singular, the premises before mentioned unto the grantee hereinafter named, and its SUCCESSORS heirs and assigns forever.

And the said granting corporation does hereby bind itself and its successors to warrant and forever defend all and singular the said premises unto the grantee hereinafter named, and heirs and assigns, against itself and its successors, and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

In witness whereof the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers

on this the 6th day of March, in the year of our Lord one thousand nine hundred and thirty and in the one hundred and forty fourth year of the Sovereignty and Independence of the United States of America.  
Signed, Sealed and Delivered in the Presence of  
Lyde Hipp  
W. M. Walters  
} Manufacturers Warehouse Company  
By H. C. Mims (Pres.)  
and J. H. Massey (secretary -Treas.)

Revenue Stamps Cancelled, \$ \_\_\_\_\_ and \_\_\_\_\_ cents.

STATE OF SOUTH CAROLINA, }  
County of Greenville.  
Personally appeared before me Lyde Hipp and made oath that he saw the within named H. C. Mims as President and J. H. Massey, as Secretary-Treasurer of Manufacturers Warehouse Co., a corporation chartered under the laws of the State of S.C. by its officers sign, seal with its corporate seal, and as the act and deed of said corporation deliver the within written deed, and that W. M. Walters witnessed the execution thereof.

SWORN to before me, this 6th day of March, A. D. 1930  
W. M. Walters (SEAL)  
Notary Public for South Carolina.

Recorded March 12th 1930 at 10:55 o'clock A. M.

END OF DEED