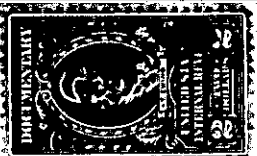


Prepared by JOHN M. DILLARD, Attorney At Law, Greenville, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE COUNTY S.C.
SEP 20 2 52 PM 1965
OLLIE F. NEWORTH
R.M.C.



BOOK 782 PAGE 385

KNOW ALL MEN BY THESE PRESENTS, that we, JAMES B. STUART and MARGARET B. STUART,

in consideration of Forty-Thousand and No/100 (\$40,000.00) - - - - - 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 SOUTHERN MACHINERY COMPANY, its Successors and Assigns, forever,

ALL that piece, parcel or tract of land in Chick Springs Township, Greenville County, South Carolina, on the Southeastern side of Brushy Creek Road, about 1/2 miles west of the City of Greer, South Carolina, being shown and designated as a part of Tract No. 2 of the W.L. HENDERSON ESTATE, according to a Plat made by H.S. Brockman, Reg. Surveyor, dated February 26, 1953, recorded in the R.M.C. Office for said County and State in Plat Book "FF", at Page 508, and having according to a recent Plat entitled "Survey for Southern Machinery Co.", made by Piedmont Engineering Service, dated June 10, 1961, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of Brushy Creek Road, and running thence S. 56-38 E. 1136.3 feet to an iron pin; thence N. 49-17 E. 374.5 feet to an iron pin; thence N. 49-17 E. 15 feet to a point in a branch; thence with the branch as the line N. 36-37 W. 46.5 feet to a point; thence continuing with the branch as a line N. 13-31 W. 208.2 feet to a point; thence continuing with the said branch as a line N. 3-47 E. 140.8 feet to a point; thence leaving said branch N. 24-20 W. 792.2 feet to an iron pin in the center of Brushy Creek Road; thence with the center of Brushy Creek Road, the following courses and distances: S. 79-27 W. 316.1 feet, S. 66-01 W. 100 feet, S. 55-31 W. 100 feet, S. 43-42 W. 100 feet, S. 36-36 W. 100 feet, S. 31-31 W. 100 feet, S. 27-50 W. 184.2 feet and S. 29-15 W. 200 feet to an iron pin, the beginning corner.

The above described property is the same conveyed to the grantors herein by deed of Lila H. Holtzclaw dated August 5, 1961, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 679, Page 403, and is hereby conveyed subject to 1965 Greenville County Property Taxes (which have been accrued as of September 1, 1965) and a Duke Power Company right-of-way 68 feet wide extending across said property as evidenced by a deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 337, Page 27.



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(es) 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 assigns against the grantor(s) and the grantor(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 1st. day of September 19 65.

SIGNED, sealed and delivered in the presence of

Bary W. Stuart (SEAL)
Linda C. Garner (SEAL)
Margaret B. Stuart (SEAL)
James B. Stuart (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)' 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 1st day of September 19 65.

Georgia H. Waster (SEAL)
Notary Public for South Carolina
Linda C. Garner

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)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 1st day of September 19 65.
Georgia H. Waster (SEAL)
Notary Public for South Carolina
Margaret B. Stuart

RECORDED this 20th. day of September 19 65 at 2:52 P. M., No. 8956

1-286-96-2-3.4