

NOV 5 3 25 PM 1965

BOOK 785 PAGE 503

Form No. 116—Title to Real Estate by a Corporation
Revised 1939

OFFICE OF THE REGISTER OF DEEDS
GREENVILLE, S. C.

The State of South Carolina,

County of Greenville



KNOW ALL MEN BY THESE PRESENTS, That

The McAlister Corp., a corporation chartered under the laws of the State of South Carolina,

in the State aforesaid,

in consideration of the sum of

Twenty Thousand Eighty-Two and no/100 (\$20,082.00)

Dollars

to it in hand paid at and before the sealing of these presents, by Yeargin Construction Company, Inc.

in the State aforesaid,

(the receipt whereof is hereby acknowledged)

has granted, bargained, sold and released, and by these Presents does grant, bargain, sell and release, unto the said Yeargin Construction Company, Inc., its successors and assigns forever:

All that certain piece, parcel or lot of land in McAlister Plaza, in the City of Greenville, County of Greenville, State of South Carolina, on the northwesterly side of Frederick Street, being more particularly shown on plat entitled "Portion of McAlister Plaza", prepared December, 1961, revised October, 1965, by Piedmont Engineering Service, said revised plat recorded in the RMC Office for Greenville County in Plat Book JJJ, page 77, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the northwesterly side of Frederick Street, said point being in the center line of a 15 foot alley and being the joint corner with property heretofore conveyed by the grantor to R. H. Yeargin, and running thence with the center line of said 15 foot alley N 63-25 W 79.3 feet to a point; thence continuing with the center line of said alley N 62-41 W 51.8 feet to a point; thence turning and running S 28-41 W 175.15 feet to a point on the northeasterly side of a 10 foot water line easement; thence turning and running along the northeasterly edge of said easement S 61-19 E 138.88 feet to a point on the northwesterly side of Frederick Street; thence turning and running along the northwesterly side of Frederick Street N 26-11 E 179.55 feet to the point of beginning.

This is a portion of that property conveyed to grantor herein by deed of Charles A. Stokes, et al., recorded in the Office of the RMC for Greenville County on December 31, 1960, in Deed Book 665, page 469.

This property is subject to certain restrictions and covenants (as amended), of record in the Office of the RMC for Greenville County.

Grantor hereby grants unto grantee, its successors and assigns, the right and privilege to use for parking purposes only, so much of the parking area designated on said plat as lies between the property above conveyed and Edgeworth Street and bounded by a straight extension of the northwesterly and southeasterly property lines in a southwesterly direction to Edgeworth Street, said parking area to be limited to the parking of not more than one row of automobiles against the curb contiguous to the property conveyed, said parking right and privilege to be exclusively that of grantee, its successors and assigns. In addition to the exclusive parking right and privilege above granted, grantee shall have the non-exclusive right and privilege to so much of the central parking area as has not been or may not from time to time be otherwise utilized, restricted or conveyed by grantor.

Grantee, its successors and assigns, agrees to accept, if requested to do so by grantor, a conveyance of the interest of the grantor in and to that property, or any part thereof, within the area designated for parking lying on the southwesterly side of the above described lot and bounded by a continuation of said side lines of said lot, across said parking area, said deed to be made in pursuance of Paragraph 3

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