

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 25 9 05 AM 1967

OLLIE FAIRBORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that Bruce Oil Company, Inc.,
A Corporation chartered under the laws of the State of South Carolina, and having a principal place of business at
Greenville, State of South Carolina, in consideration of One (\$1.00) - - - - - Dollars,
and the reconveyance of property
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto J. Mac Bruce, his heirs and assigns, forever:

All that piece, parcel or lot of land in Gantt Township, Greenville County,
State of South Carolina, known and designated as tract No. 5 on Augusta
Road, of property of Mrs. Florrie E. Chiles according to a plan of Thomas M.
Welborn, with metes and bounds to-wit:

BEGINNING at an iron pin on the south side of Augusta Road at the joint front
corners of tract Nos. 4 & 5 and running thence at the common line of said
tract S.37-57 E. 192.5 feet to an iron pin; thence continuing with said
common line of said 2 tracts S.56-16 E. 231.5 feet to an iron pin at the
corner of tract No. 6; thence S.73-11 W. 248 feet to an iron pin in the J. R.
Hicks line; thence N.46-43 W. 330.4 feet to an iron pin of Augusta Road;
thence from Augusta Road N.52-02 E. 225 feet to the point of beginning,
containing 1.7 acres. Deed recorded February 6, 1954, in Deed Book 493 at
page 414.

Except that which I have previously conveyed to James River Realty Corporation,
by deed recorded in Deed Book 619 at page 15, as follows:

All that piece, parcel or lot of land, buildings and improvements on the
southerly side of Augusta Road (U. S. Highway 25), Gantt Township, Greenville
County, South Carolina, being in portion with the property of Bruce Oil Company
according to a plat of property of James M. Bruce shown on survey #283 dated
November 1954 by Dalton & Neves, Engineers, with the following metes and
bounds, to-wit:

BEGINNING at an iron pin on the south side of Augusta Road, U. S. Highway 25,
located at the joint front corners of tract Nos. 4 & 5 as shown on plat
recorded in Plat Book T at page 402, running thence S.45-W along the south
side of Augusta Road, a distance of 125 feet; thence S.44-52 E. 125 feet to
a point; thence N.45-0 E. 125 feet to a point on the common line of the
aforesaid tract Nos. 4 & 5; thence N.44-52 W. 125 feet to the point of
beginning.

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 does hereby bind itself and its successors 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.

IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly authorized
officers, this 25th day of January 1967

SIGNED, sealed and delivered in the presence of:

Robert A. Gray
Walter E. Ballenger

Bruce Oil Company, Inc. (SEAL)
A Corporation
By: *James M. Bruce*
President
John W. Gibson
Secretary

STATE OF SOUTH CAROLINA
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PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Cor-
poration, by its duly authorized officers, 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 25th day of January 1967
Robert A. Gray (SEAL)
Notary Public for South Carolina.

Walter E. Ballenger

RECORDED this 25th. day of January 1967 at 9:06 A. M. No. 17935

-145-394-1-29