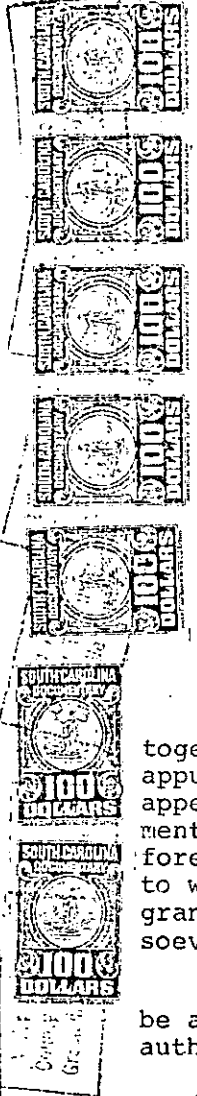


Aug 13 4 09 PM '73

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

For True Consideration See Affidavit  
DONNIE S. WANKERSLEY  
R.M.C. Book 37 Page 299

KNOW ALL MEN BY THESE PRESENTS, that A & C OF GREENVILLE, 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 the sum of TEN AND NO/100 (\$10.00) DOLLARS and other valuable considerations, the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto BENSON'S OF S.C., INC., a corporation chartered under the laws of the State of South Carolina



All that piece, parcel or lot of land situate, lying and being on the westerly side of Buncombe Road, near the City of Greenville, in the County of Greenville, State of South Carolina, as shown on a plat entitled "Property of Alwin Realty Co., near Greenville, S.C." made by Dalton & Neves, Dec. 1949, revised June 1951, and recorded in RMC Office for Greenville County in Plat Book Y at page 75, and having according to said plat, the following metes and bounds: BEGINNING at old iron pin on the westerly side of Buncombe Road in the center of the old G & L Railroad right-of-way and running thence along the center line of said old right-of-way S. 82-03 W. 244.8 feet to an old pin; thence continuing along the center line of said right-of-way S. 78-20 W. 80.3' to an old pin; thence still with the center line of said old right-of-way S. 74-23 W. 81.6 feet to an iron fence post; thence N. 30-15 W. 151.7' to iron pin located 20' southeast of the center line of a railroad siding serving other property; thence N. 57-45 E. 75.5' to iron pin; thence N. 49-12 E. 250.2' to an iron pin on the westerly side of Buncombe Road; thence along the westerly side of Buncombe Road, S. 40-20 E. 344.6 feet to an iron pin, the point of beginning.

BEING the identical property conveyed by that certain Deed dated October 20, 1971, recorded November 2, 1971, in Deed Book 929, page 28, RMC Office for Greenville County, S.C. and reconveyed by grantees therein to grantor herein, by deed dated June 20, 1973, which is also of public record in said County and State,

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, and the grantee's 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 and the grantee's 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 13th day of August, 1973.

-235-150-2-1.1

A & C OF GREENVILLE, INC.

Greenville County  
Stamps  
Paid \$385.00  
Act No. 380 Sec. 1

SIGNED, sealed and delivered in the presence of:

*[Signature]*  
*[Signature]*

By *William C. Bertalan*  
President

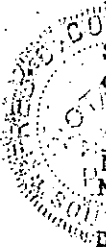
ATTEST:

*John C. Calhoun*  
Secretary

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, 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 13th day of August, 1973.

*Frank D. H. J.*  
Notary Public for South Carolina  
My commission expires 10/29/79

Deed Recorded August 13, 1973 at 4:09 P. M., # 4468